

LEHI CITY PARKS MASTER PLAN UPDATE

ADOPTED APRIL 28, 2015



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THIS PLAN WAS ADOPTED BY THE LEHI CITY COUNCIL ON APRIL 28, 2015.

1. INTRODUCTION

This revision of the Lehi Parks Master Plan is intended to update the parks element of the General Plan, incorporate new community goals and objectives, and formulate specific, measurable, prioritized implementation strategies. The Plan provides policy direction for the effective and equitable planning and development of parks and recreation facilities in the near through long terms.

The Plan is comprehensive, addressing existing conditions and future needs, priorities, levels of service, goals and objectives and other components of the parks system. The Master Plan also analyzes and assesses the full range of parks and recreation facilities required to meet future needs, providing a clear vision and implementable policies that reflects the City's commitment to serve the community with parks and related services/amenities.

LEHI CITY PROFILE

In order to develop a Parks Master Plan that responds to local needs and desires, establishing accurate baseline demographics and projections is essential. Population and household data are the key demographic projections for projecting future park needs. Data provided by the Lehi City Planning Department that was originally released by the Mountainland Association of Governments based on the 2010 Census serves as the basis for these projections.

Population Projections

Lehi City had a 2010 population of 47,715 and an estimated 2015 population of 54,935, which serves as the baseline for this project. The population is projected to increase by nearly 17,500 people to 72,372 in 2025¹, which is the assumed ten-year planning horizon for the project (2015 to 2025.)

Household and Age Characteristics

The Demographic Profile presented in the existing *Lehi City Parks, Recreation & Trails Master Plan (2009)*² is confirmed by the *U.S. Census Quickfacts*, which indicates that the average household size in Lehi is significantly larger than the state average (3.91 versus 3.12), and also exceeds the Utah County average household size by a significant margin.

The median age in Lehi is six years younger than that of Utah County in general (24.2 versus 30.2), and much lower than adjacent communities, further illustrating the youthful nature of the city.

Lehi's unique demographics, particularly its large household size and young age profile places unique demands on its park resources today, which is a trend that is likely to increase throughout the 2025 planning horizon. As the population ages and the community fills in, different demands are likely to arise that will require a more balanced, diverse and adaptable range of park facilities to meet changing needs.

¹ Mountainland AOG (Municipal Population Projections) January 2013.

² [www.gsbsarchitects.com/flash/Lehi Parks & Rec Masterplan/html/inventoryDirector.html](http://www.gsbsarchitects.com/flash/Lehi%20Parks%20&%20Rec%20Masterplan/html/inventoryDirector.html) and www.lehi-ut.gov/discover/lehi-parks/

PUBLIC INVOLVEMENT IN THE PLANNING PROCESS

PUBLIC INPUT OPPORTUNITIES

A - INFORMAL INTERNET SURVEY – SUMMARY OF RESULTS

Lehi City commissioned an on-line public survey in late 2013 to help determine the uses and needs residents would support for potential parks. The survey was conducted between August 26, 2013 and September 3, 2013, and was advertised through multiple communication outlets, including direct email, social media, and the City's website. While the results of the survey are not statistically valid, the large number of responses received (1,638) provide a good sampling of the desires and needs of survey participants, and are assumed to be a general reflection of the feelings of the populace at large.

Some of the key survey findings include the following:

- Almost all of the survey respondents use Lehi Parks, Trails or Recreation Facilities (94%).
- Over 84% of respondents currently walk and hike, 63% jog/run, 36% bike on roads and 32% mountain bike.
- 77% visit playgrounds, 67% swim and 41% sled.
- On average, 12.5% of respondents travel 1 mile to participate in outdoor activities, 52.5% travel 1-5 miles, 24.8% travel 5-15 miles, and 10.3% travel 15 miles or more.
- 7.7% of respondents visit Lehi City parks on a daily basis, 50% visit on a weekly basis, 25.9% visit on a monthly basis, and 16.5% visit less than monthly.
- Margaret Wines Park is visited the most (54%), followed by the Sports Park (28%) and the Swimming Pool Recreation Facility (27%).
- More than half of respondents visit the City parks on a weekly basis and are willing to travel up to 5 miles for outdoor activities.
- 41% participate in soccer, 34% in basketball, 23% in baseball, and 21% in football.
- Proximity to home (71%) and children's play equipment (70%) attract participants to parks. 52% are attracted by trees/nature/atmosphere, 39% by trails and 38% by sports facilities.
- Trees were the number one amenity that respondents would like to see more of in their parks, followed by children's play equipment (53%), restrooms and drinking fountains (51%), and walking paths (42%).
- Most participants feel that the most needed parks in Lehi are Neighborhood Parks (29%), which are in the range of two to fifteen acres. Community Parks (17%), which are 15+ acres in size rated as the second highest need.

- More than half of the respondents said they would support a tax increase of approximately \$5 per month to help pay for new park development, 19.1% said they would oppose a tax increase, and 30.3% said they do not know if they would support or oppose a tax increase.

B - PROJECT WEB PAGE/ FACEBOOK/ SOCIAL MEDIA INPUT

A project web page (<http://www.lidi-ut.com/lehi-parks-master-plan.html>) was hosted on the Landmark Design website. The web page was established to announce meetings, keep the public informed of progress on the plan, provide access to other information, and provide additional opportunities to provide feedback and ideas throughout the planning process. Key reports and information, including results from the 2013 informal survey, were available for review and download throughout the planning process. The Lehi City Facebook page and Twitter account were also linked to the web page, further enhancing opportunities for public participation and information.

C - PUBLIC SCOPING MEETING – SUMMARY OF INPUT RECEIVED

A Public Scoping Meeting was held on November 20, 2014 at the Lehi Senior Center. The purpose of the meeting was to provide an opportunity for the public to express their ideas and concerns regarding parks and recreation. Over 100 people signed in, and hundreds of comments were received during the evening. Additional comments were also received by email and as part of an on-line comment system embedded in the project web page.

Verbatim and summarized comments are available on the project website for review and download. The following is a summary key of issues, ideas and questions by general category.

1. EXISTING PARK NEEDS

- **Trees and shade** were desired by eight respondents. It was strongly felt that trees and shade make parks more usable and pleasant places.
- **Picnic tables and benches** would make existing parks more pleasant places (6 responses).
- Four participants would like to see a **playground at Northlake Park**.

2. PROPOSED PARK NEEDS

- There were 28 responses regarding **the need for more parks in Northeast Lehi** where children can play safely.
- Ten participants feel that **Peck Park would be improved if developed into more of a passive/leisure park**. Many of these responses mentioned **trails, open space and an amphitheater** for the arts/music as options for park elements. The traffic and terrain seemed to be not appropriate for a large sports complex.

3. PARK AMENITIES/ELEMENTS

- Thirteen participants would like to see **splash pads** in Lehi Parks.
- Lehi City participants would like to see **more playgrounds** (12 responses).
- Eight participants voiced the desire to see a **skate park** developed in the near future.
- Five respondents would like to have an **outdoor skating/ ice-rink** in Lehi.
- Five participants voiced a desire to have **water features or ponds** in Lehi.
- Four Lehi participants would like to see both **indoor and outdoor racquetball courts**.
- Lehi City participants would like to see more **basketball (5 respondents), baseball/softball (5), soccer (5), football (3), tennis (2) and volleyball (2)** courts.
- Four residents voiced a desire to have **good access to Utah Lake**.

- Some of the larger **existing retention basins should be developed into small parks** (4 responses).
- Four Lehi participants felt that there needs to be **more open space (especially in/surrounding the parks)**.
- A **dog park** is really needed in Lehi City (3 responses).
- **Lehi participants would like to have: pickleball (3 responses), sledding (3), and a zip line (2).**
- **Lehi parks should have more walking paths (3 responses).**
- Two respondents voiced a desire to have **more swimming pools** in Lehi City.

4. TRAILS

- The **gap in the Utah Lake Parkway connecting Northlake Park to the Jordan River Parkway should be finished** (6 responses).
- Seventeen participants would like to see the **Porter Rockwell Trail linked to the Murdock Canal Trail** through Traverse Mountain.
- **Timpanogos Hwy 92 is very dangerous and needs a safer crossing** (4 responses).

5. MISCELLANEOUS/GENERAL FEEDBACK

- Four Lehi participants felt that there should be **more activities for older youth**.
- **A regional/tournament sports facility is** needed in Lehi (4 responses).
- Seniors are an underserved population in Lehi City (3 responses).
- **Parks should be multi-use with a greater variety of amenities for all ages and users** (3 responses).

D - CITY STAFF MANAGEMENT COMMITTEE

Representatives from Lehi City Staff met frequently with the consultants to help guide the planning process and to provide valuable information and insight. The group met four times during the planning process, and was available for less formal discussions throughout the planning process.

E - DRAFT PLAN OPEN HOUSE

A draft plan open house meeting was held on March 5, 2015 at the Lehi Senior Center on March 5th, 2015. Comments were received from more than 100 residents who attended the meeting as well as others via email, Facebook and the plan web page. The open house included a summary display of the draft plan and a display related to the five proposed community parks identified in the plan. Landmark Design and City staff were available to discuss the Draft Plan ideas and options. An abbreviated version of the Draft Plan presentation boards and both summarized and verbatim comments are provided in the appendix.

F - PUBLIC HEARINGS AND PLAN ADOPTION

The City adopted the plan on April 28, 2015 following a public hearing held on the same date.

ORGANIZATION OF THE DOCUMENT

The *Lehi Parks Master Plan (2015-2025)* is organized into four chapters, as follow:

Chapter 1 – Introduction provides background and baseline data, as well as summarizing the plan process and purpose.

Chapter 2 – Parks and Recreation Facilities addresses existing and future park needs, beginning with an analysis of existing park conditions, and followed by an analysis of need, a determination of level of service (LOS) for the current population and the projected future population in 2025 , and a discussion of the results of the informal internet survey. The chapter includes a range maps and tables, and concludes with recommendations.

Chapter 3 – Goals and Policies

Chapter 4 – Acquisition and Construction Costs

A NOTE ABOUT LEVEL OF SERVICE (LOS)

The LOS discussion in this document is related specifically to planning for future parks. The intent is to understand the level of service currently existing in the community and to determine the means for maintaining that level of service (or another more appropriate level of service) into the future. LOS is based on a quantity (acres, miles, numbers) per a determined number of persons (population), and results in a ratio of facilities to population. For example with parks, the ratio is typically expressed as a number of acres of park land per 1,000 persons.

It is important to distiguish this discussion of LOS for planning purposes from the LOS typically used in determining impact fees. Impact fees are a means of charging new development its proportionate share of the cost of providing the service. While a LOS for planning is used to establish a standard or guideline for future facility development, an impact fee is used to assess new development for the actual cost of providing the service. For example, if there are five acres of parks in Lehi City for each 1,000 residents at the current time, new development cannot be charged to provide 10 acres of park land for each 1,000 residents. Lehi City may elect to provide a higher LOS in the future because its current residents desire a higher level of service, but it cannot require new development to pay for a higher LOS.

Utah law clearly states the following:

"A local political subdivision or private entity may not impose an impact fee to raise the established level of service of a public facility serving existing development." UC11-36-202(1)(a)(ii).

2. PARKS AND RECREATION FACILITIES

EXISTING PARKS

Lehi City is fortunate to have a range of parks to help meet existing and future park and recreation needs. Map 1 indicates the type, size and location of the city's existing parks – both public and private-

and Map 2 illustrates the service area for the same. Existing private parks were considered because they often help meet the recreational needs of the subdivisions for which they were created. This is often an important consideration, particularly if the surrounding area is underserved by public parks. However, private parks are not generally available for use by residents outside the subdivision they serve, and therefore do not have a service area beyond the limits of subdivision for which they were created.

The following is a summary description of the City's existing parks, which were originally documented in the *Lehi City Parks, Recreations and Trails Master Plan (2009)*. The descriptions begin with the smallest (Mini Parks) continuing by size to address Neighborhood Parks and Community Parks, and concluding with Special Use Parks, which are not necessarily classified by size.

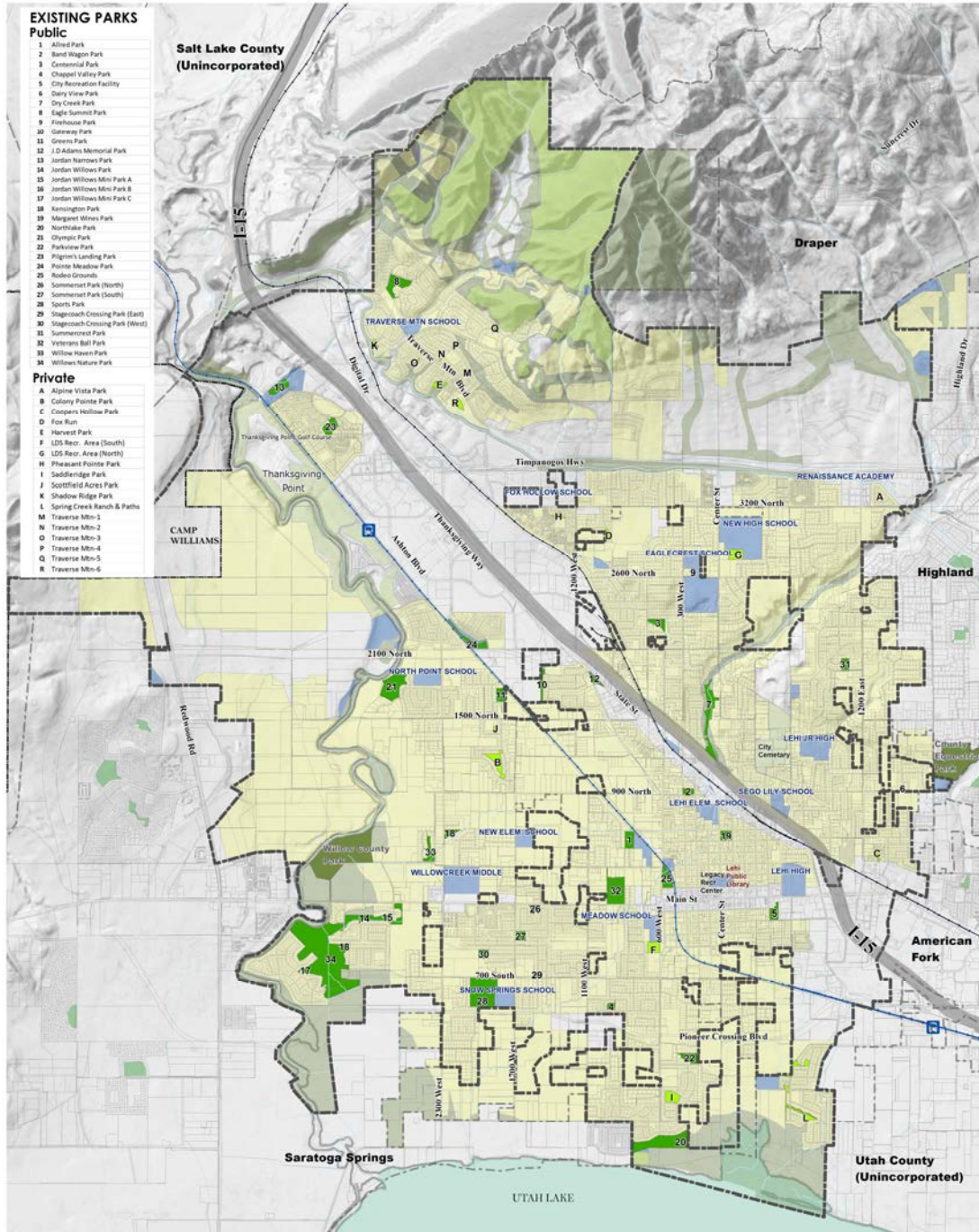
MINI PARKS

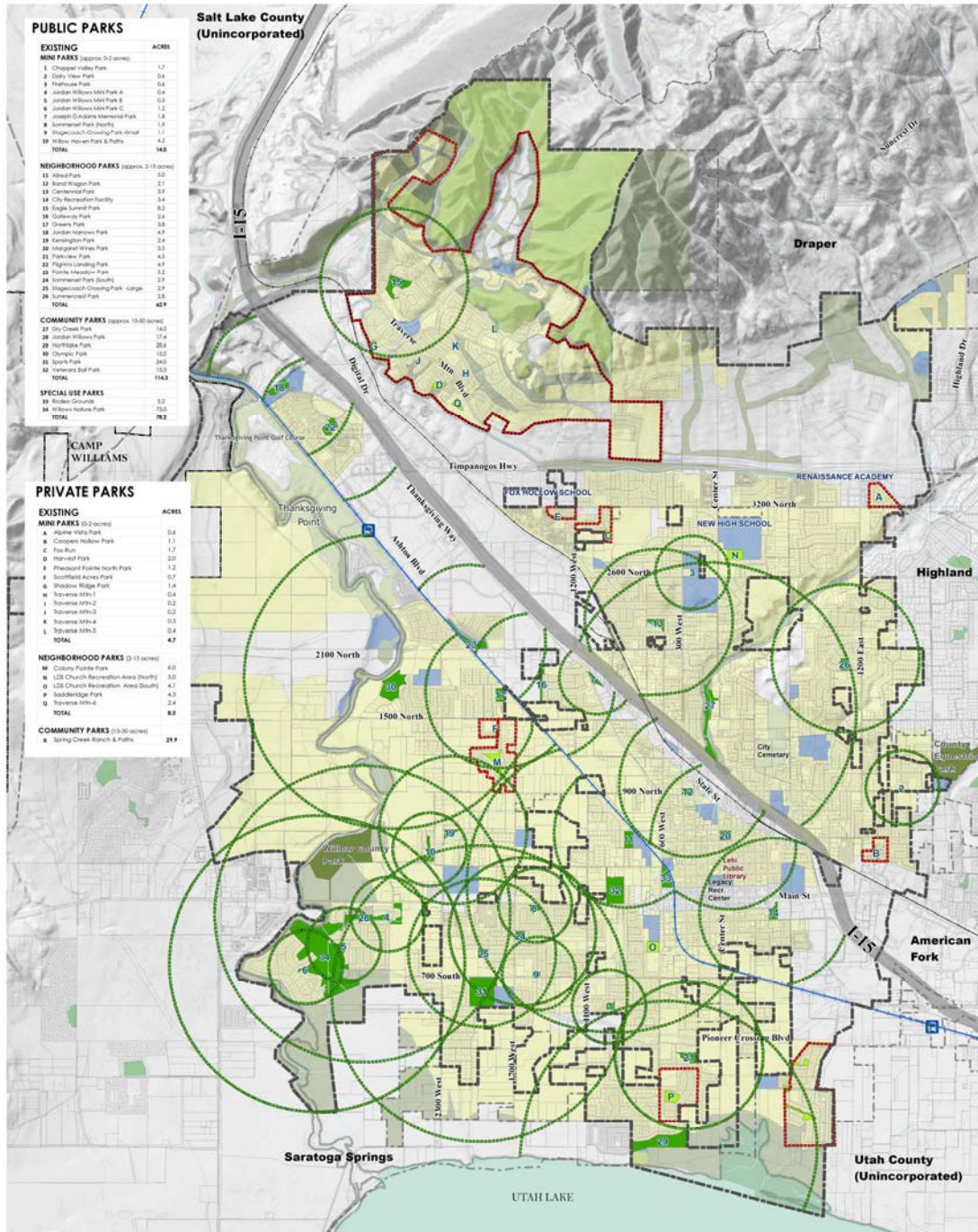
Mini Parks serve local neighborhoods with amenities specifically targeted to the demographics and interests of the nearby surroundings. There are ten Public Mini Parks in the city at present, encompassing a total of 14.0 acres. In addition, there are several private mini parks of similar size and characteristics. Although these facilities are generally not available for public use, they nevertheless serve the subdivision where they are situated.

Mini Parks are intended to be located within walking distance of local neighborhoods, and should include grassy play areas, playgrounds, sport courts, benches, and other small scale amenities such as pavilions and shade structures. Mini Parks have a typical service area of up to 0.25 miles (one-quarter mile) and are generally two (2) acres in size or smaller, although there may be small variances. Existing Public Mini Parks are illustrated on Maps 1 and 2, and their specific characteristics and amenities are indicated in Table 1.

Table 1: Existing Public Mini Parks

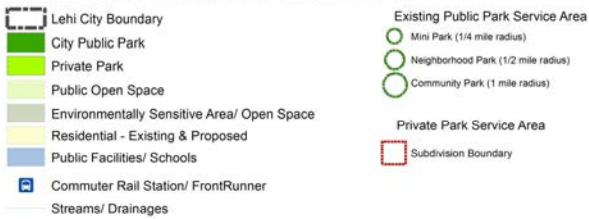
EXISTING PUBLIC PARK TYPES & AMENITIES	ACRES	Basketball	Volleyball	Tennis	Baseball/ Softball	Soccer	Football	Restrooms	Playground	Pavilion	Trail Access
MINI PARKS (approx. 0-2 acres)											
Chappel Valley Park	1.7								1		
Dairy View Park	0.6								1		
Firehouse Park	0.6								1		
Jordan Willows Mini Park A	0.4									1	
Jordan Willows Mini Park B	0.5								1		
Jordan Willows Mini Park C	1.2	1							1		
Joseph D Adams Memorial Park	1.8										
Somerset Park (North)	1.9								1	1	
Stagecoach Crossing Park -Small	1.1								1		
Willow Haven Park & Paths	4.2								1	1	
TOTAL	14.0										





MAP 2

Service Area for Existing Parks - Public & Private



Lehi City Parks
Master Plan Update

0 0.25 0.5 Miles Adopted April 28, 2015



NEIGHBORHOOD PARKS

Neighborhood Parks serve the broader neighborhood with large amenities or local amenities that reflect the specific demographics and interests of the neighborhood. Occasionally these parks may include a regional draw, such as a skate park or splash pad. More typical amenities include grassy play areas, restroom, pavilions, playgrounds, sport courts (basketball, volleyball and tennis); sports fields (baseball, soccer, football and similar sports), picnic areas, seating and walking paths that are connected to other trails and open space. Neighborhood Parks have a service area from 0.25 and 0.5 mile, and are generally two to 15 acres in extent. As illustrated in Map 1 and 2 and described in Table 2, there are 16 Neighborhood Parks in Lehi at present, encompassing a total of 62.9 acres.

Table 2: Existing Neighborhood Parks

EXISTING PUBLIC PARK TYPES & AMENITIES	ACRES	Basketball	Volleyball	Tennis	Baseball/ Softball	Soccer	Football	Restrooms	Playground	Pavilion	Trail Access
NEIGHBORHOOD PARKS (approx. 2- 15 acres)											
Allred Park	5.0	1				1		1	1	1	
Band Wagon Park	2.1							1	1	2	
Centennial Park	3.9	1							1	1	
City Recreation Facility	3.4	1	1					1	1	1	
Eagle Summit Park	8.2	1			1			1	1	1	
Gateway Park	2.6	1						1	1		
Greens Park	3.8	2							1	1	
Jordan Narrows Park	4.9					1					
Kensington Park	2.4										
Margaret Wines Park	3.5							1	2	4	
Parkview Park	4.5										
Pilgrim's Landing Park	4.9				1				1	1	
Pointe Meadow Park	5.2	1		1					1		
Sommerset Park (South)	2.9								1	1	
Stagecoach Crossing Park -Large	2.9	2								1	
Summercrest Park	2.8								1	1	
TOTAL	62.9										

COMMUNITY PARKS

Community Parks serve the City and often the region with special amenities and features. Typical amenities include a restroom, sports fields, active and passive recreation areas, picnic facilities, playgrounds, gathering areas, recreation/community centers, and special facilities such as skate parks, cycling tracks, fishing ponds, equestrian facilities, space for hosting special events, tennis courts, basketball courts, volleyball courts and other recreation facilities. Community Parks generally have a service area of 0.5 to 1 mile and are 15 acres in size or larger. The six existing Community Parks in Lehi are shown in Maps 1 and 2 and described in Table 3. They encompass a total 114.3 acres.

SPECIAL USE PARKS

Use Parks typically range from very small to large acreage, and tend to serve a special interest or use, such as a large sports complex or a non-traditional park, for example. These parks typically have large parking lots to accommodate special events and needs, such as the Lehi Rodeo Grounds which

encompasses 5.2 acres of land. A very different special use park is Willows Nature Park, which consists primarily of natural wetlands situated on 73 acres of land near the headwaters of the Jordan River and links with a much larger open space system and is largely undeveloped. While the park is envisioned to include additional trails, interpretive facilities and similar features focused on the special landscape of the site in the future, the park is largely undeveloped today. Please note that the acreage of Willows Nature Park is not included in the summary of existing park acres due to the special nature of this park and the fact it is primarily a passive facility at present. However, the same park has been included as a future community park, since a portion is likely to be developed with traditional park facilities.

Table 3: Existing Community Parks

EXISTING PUBLIC PARK TYPES & AMENITIES	ACRES	Basketball	Volleyball	Tennis	Baseball/Softball	Soccer	Football	Restrooms	Playground	Pavilion	Trail Access
COMMUNITY PARKS (approx. 15+ acres)											
Dry Creek Park	14.0							1	1	3	1
Jordan Willows Park	17.4										1
Northlake Park	28.6					3		1			1
Olympic Park	15.0	1	2			2		1	1	1	1
Sports Park	24.0	2	2	4	3	1	1	2	1	1	
Veterans Ball Park	15.3				5			1	1		
TOTAL	114.3										

Table 4: Existing Special Use Parks

EXISTING PUBLIC PARK TYPES & AMENITIES	ACRES	Basketball	Volleyball	Tennis	Baseball/Softball	Soccer	Football	Restrooms	Playground	Pavilion	Trail Access
SPECIAL USE PARKS											
Rodeo Grounds	5.2										
Willows Nature Park	73.0										2

SUMMARY OF EXISTING PUBLIC PARKS

All existing Parks are summarized in Table 5 in alphabetical order, with notations made to clarify the use of each park. As indicated, existing public parks encompass just under 196.5 acres of land.

LEVEL OF SERVICE AND PARK NEEDS ANALYSIS

Communities vary dramatically in the Level of Service (LOS) they provide for City residents, and they should, since no two communities are alike. In the past, standards developed by the National Recreation and Parks Association (NRPA) were used to develop LOS, although this approach has fallen out of favor since it has proven difficult to address the unique qualities of an individual community using this model. Lehi City has a very young population and a large household size, which is significantly different from other Utah communities, and to an even greater extent, communities across the nation.

In addition to local demographic differences and unique community characteristics, other factors may also affect LOS. These include recreational resources that are available to residents outside of the City or on public lands (the Wasatch Mountains, nearby canyons, and Utah Lake, for example), private parks

and recreation facilities that are available, and the preferences of residents that require specific resources to meet special needs.

Table 5: All Existing Public Parks Combined

PUBLIC PARKS	ACRES	Basketball	Volleyball	Tennis	Baseball/ Softball	Soccer	Football	Restrooms	Playground	Pavilion	Trail Access	NOTES
1 Allred Park	5.0	1				1		1	1	1		Football Practice * 280 x 320
2 Band Wagon Park	2.1							1	1	2		
3 Centennial Park	3.9	1							1	1		Soccer Practice * 180 x 240
4 Chappel Valley Park	1.7								1			No Shade
5 City Recreation Facility	3.4	1	1					1	1	1		Indoor & Outdoor Swimming Pools
6 Dairy View Park	0.6								1			
7 Dry Creek Park	14.0							1	1	3	1	Frisbee Golf Course
8 Eagle Summit Park	8.2	1			1			1	1	1		Sports Court, Sloped with limited sport field space
9 Firehouse Park	0.6								1			
10 Gateway Park	2.6	1						1	1			
11 Greens Park	3.8	2							1	1		Soccer/Football Practice * 220 x 320
12 Jordan Narrows Park	4.9					1						* 180 x 500 (Retention Basin), future trail access
13 Jordan Willows Park & Paths	17.4										1	
14 Jordan Willows Mini Park A	0.4									1		
15 Jordan Willows Mini Park B	0.5								1			
16 Jordan Willows Mini Park C	1.2	1							1			
15 Kensington Park (new)	2.4											* 200 x 300 (practice fields possible)
16 Joseph D Adams Memorial Park	1.8											
17 Margaret Wines Park	3.5							1	2	4		
18 Northlake Park	28.6					3		1			1	2+ Soccer/Football Fields (Retention Basin)
19 Olympic Park	15.0	1	2			2		1	1	1	1	
20 Parkview Park	4.5											Future trail access
21 Pilgrim's Landing Park	4.9				1				1	1		Soccer/Football Practice
22 Pointe Meadow Park	5.2	1		1					1			
23 Rodeo Grounds	5.2											
24 Somerset Park (South)	2.9								1	1		Soccer/Football Practice
25 Somerset Park (North)	1.9								1	1		Baseball Practice * 200 x 300
26 Sports Park (Lehi City)	24.0	2	2	4	3	1	1	2	1	1		Horseshoe Pits, Day only use due to Mink Farm
27 Stagecoach Crossing Park -Small	1.1								1			
28 Stagecoach Crossing Park -Large	2.9	2								1		Swings
29 Summercrest Park	2.8								1	1		Soccer Practice
30 Veterans Ball Park	15.3				5			1	1			
31 Willow Haven Park	4.2								1	1		
32 Willows Nature Park											2	special nature park is undeveloped at present
TOTAL	196.5											
												* Approximate Grass/Field Size in Feet

PRELIMINARY LEVEL OF SERVICE

The current Level of Service (LOS) for Lehi was determined by dividing the acreage of existing public parks (196) by the 2015 population (54,935), which was then divided by 1,000 to reflect the number of acres of park currently provided for every 1,000 residents. The resulting **level of service is 3.58 acres per 1,000 population.**³ (196.5/54,935/1,000 = 3.58.) In order to maintain this LOS through the 2025 planning period, approximately 63 acres will be needed, which equates to approximately six typical Neighborhood Parks or three 20 acre Community Parks, for example. Current proposed parks in Lehi City far exceed this requirement.

SELECTED LEVEL OF SERVICE

The existing LOS of 3.58 is significantly less than the LOS of 4.5 that was established in the *Lehi City Parks and Recreation Master Plan 2009*. Discussions with the Master Plan Management Committee

³ Please note that this is a LOS for park planning purposes, not a LOS to help determine impact fees.

indicate that a LOS of 4.50 better reflects expectations in Lehi, and should be maintained as the standard.

Applying the logic described above, approximately 247 total acres of public parks are required in 2015 to meet a LOS of 4.5. Subtracting 196 acres of existing park land, approximately 51 acres are required to bring the city up to the selected LOS at present.

A total of 326 acres of public park land is necessary to meet a LOS of 4.5 through 2025 ($72,372/1,000 \times 4.5 = 326$). Subtracting the 196 acres of existing public park land from this figure, an additional 79 acres are required to meet projected needs by the end of the ten-year planning horizon, for a total of 130 acres. This equates to approximately thirteen Neighborhood Parks, eight Community Parks or a combination of both.

THE ROLE OF PRIVATE PARKS AND SCHOOL PARKS FOR MEETING THE SELECTED LOS

As illustrated on Maps 1 and 2 and detailed in Table 6, thirty Private Parks are located in Lehi, encompassing 23.1 acres of land. These include numerous Mini Parks, a handful of Neighborhood Parks and a single Community Park. Since Private Parks are typically not accessible by the general population, they were not included when calculating the LOS. Likewise, park acreage related to public schools was omitted when calculating the existing LOS, since it is assumed that school facilities are not intended to meet local park and recreation needs, and are not necessarily available for public use. Nevertheless, both private parks and school yards can play a role in the provision of park services, and can be particularly important in areas of the city where gaps exist and new park sites are not readily available.

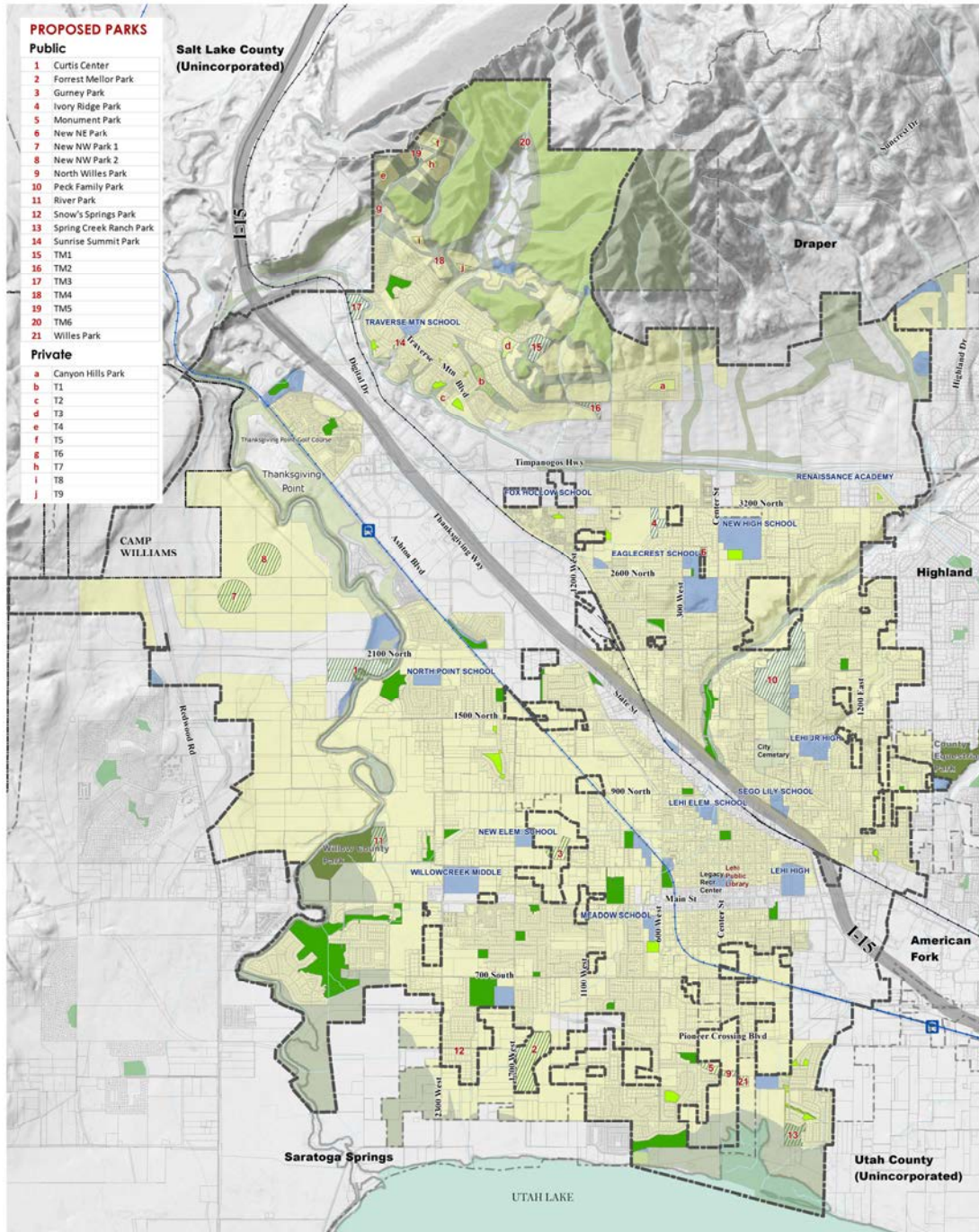
CURRENTLY PROPOSED PARKS

As illustrated on Maps 3 and 4 and detailed in Table 6, twenty-two new parks are currently proposed for future development in Lehi, encompassing 306 acres of land in total. These include four Mini Parks (six acres total), twelve Neighborhood Parks (92 acres total) and five Community Parks (168 acres total). In addition, 40 acres are proposed for the Curtis Center, which is a proposed Special Use Park.

All told, the proposed 306 acres of future parks increases total park acreage by 256%, and is nearly twice the additional acreage necessary to meet the 4.5/1000 LOS (163 acres) by 2025. In fact, the 306 proposed acres would result in Lehi having one of the highest LOS in the region if implemented during the upcoming 10-year planning horizon, and is sufficient for meeting an LOS of 4.5 for the next 25 years, at which time the population is projected to rise to 103,610 persons (see Table 7.)

IMPLICATIONS OF THE SELECTED LOS AND CURRENTLY PROPOSED PARKS

As illustrated in Table 7, the addition of 306 additional acres of proposed parks exceeds future need for the next 25 years, assuming a LOS of 4.5 is the goal. However, 135 additional acres is required to maintain a LOS of 4.5 beyond 2040 and toward buildout, which is projected to occur in 2060. In order to ensure the long-term need for new parks is met, future park sites should be identified and reserved as soon as possible.



MAP 3

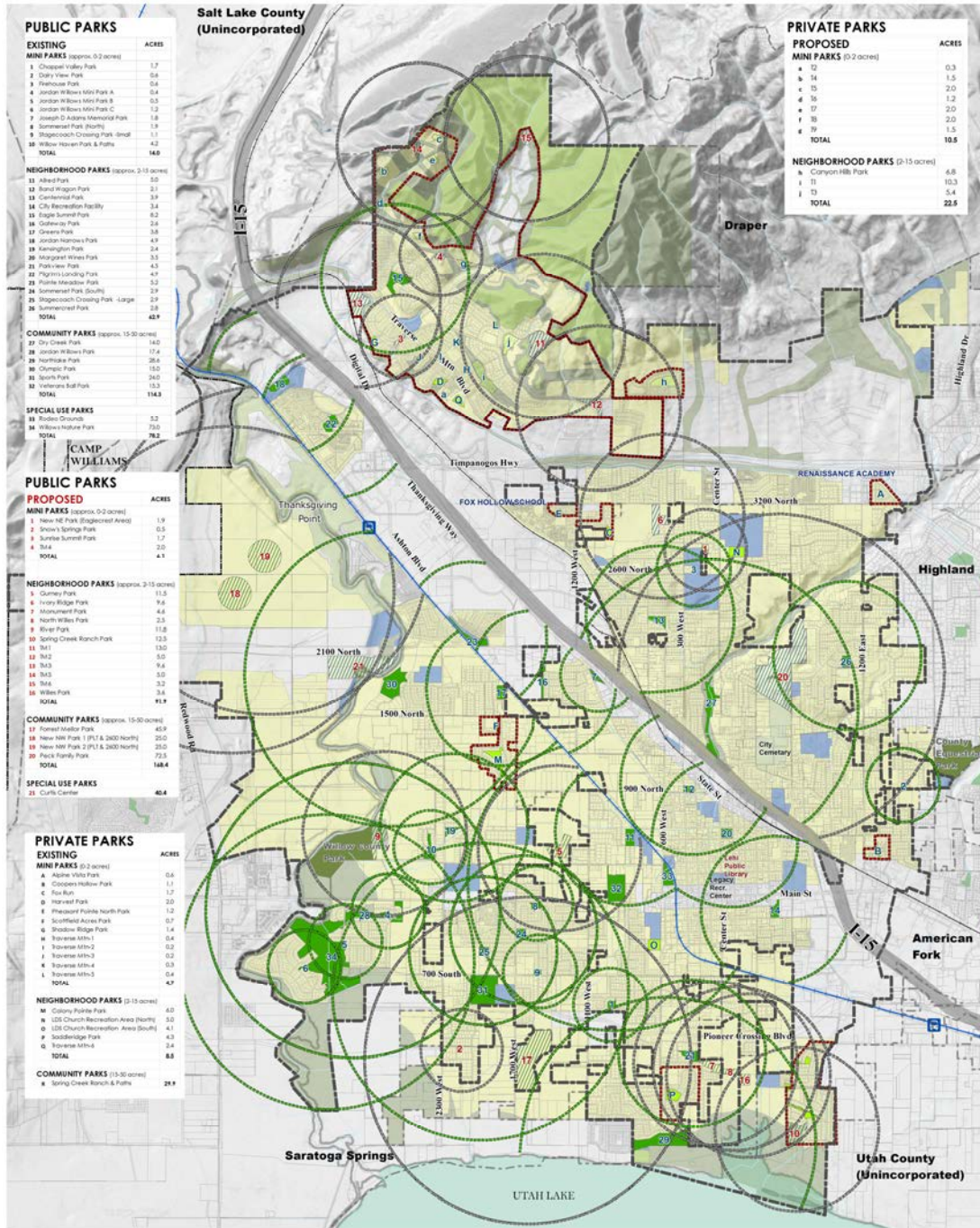
Currently Proposed Parks - Public & Private

-  Lehi City Boundary
 Existing City Public Park
 Existing Private Park
 Proposed City Public Park
 Proposed Private Park
 Public Open Space
 Environmentally Sensitive Area/ Open Space
 Residential - Existing & Proposed
 Public Facilities/ Schools
 Commuter Rail Station/ FrontRunner
 Streams/ Drainages

Lehi City Parks Master Plan Update

0 0.25 0.5 Miles Adopted April 28, 2015





MAP 4

Service Area for Existing & Proposed Parks - Public & Private



Lehi City Parks
Master Plan Update

0 0.25 0.5 Miles Adopted April 28, 2015



Table 6: Currently Proposed Public Parks

MINI PARKS (approx. 0-2 acres)		ACRES
1	New NE Park (Eaglecrest Area)	1.9
2	Snow's Springs Park	0.5
3	Sunrise Summit Park	1.7
4	TM4	2.0
	TOTAL	6.1

NEIGHBORHOOD PARKS (approx. 2-15 acres)		
5	Gurney Park	11.5
6	Ivory Ridge Park	9.6
7	Monument Park	4.6
8	North Willes Park	2.5
9	River Park	11.8
10	Spring Creek Ranch Park	12.5
11	TM1	13.0
12	TM2	5.0
13	TM3	9.6
14	TM5	5.0
15	TM6	3.2
16	Willes Park	3.6
	TOTAL	91.9

COMMUNITY PARKS (approx. 15 + acres)		
17	Forrest Park	20.0
18	Mellor Park	25.9
19	New NW Park 1 (PLT & 2600 North)	25.0
20	New NW Park 2 (PLT & 2600 North)	25.0
21	Peck Family Park	72.5
	TOTAL	168.4

SPECIAL USE PARKS		
22	Curtis Center	40.4

Total acreage: 306.8 acres

Table 7: LOS Implications of Existing and Currently Proposed Park Land by Alternative Planning Horizons

Planning Horizon	Projected Population	Existing Public Park Acres	Currently Proposed Park Acres	Total Park Acres	LOS
2015 -2025 (10 years)	72,235	196	306	502	6.95/1000
2015 -2030 (15 years)	82,589	196	306	502	6.08/1000
2015 -2040 (25 years)	103,610	196	306	502	4.86/1000
2015 -2060 Buildout (45 years)	133,800	196	306	502	3.75/1000

PARK SERVICE AREA AND DISTRIBUTION ANALYSIS

The need for parks was also analyzed based on park distribution. As illustrated in Maps 2 and 4, service areas are portrayed as circles, with the radius of the circles corresponding to the service area of each park type. Mini Parks serve an area with an approximate 0.25 mile radius, Neighborhood Parks serve an area of with a radius of approximately 0.5 miles, and Community Parks serve an area with a one-mile radius. It should be noted that this analysis was modified to reflect the fact that freeways, large roadways and rail lines restrict access to parks from one side to the other.

Further review of Maps 2 and 4 indicate that most residential areas south of Interstate 15 have adequate access to existing parks within 1/4 mile, 1/2 mile and one mile radii, and will be even better served by new parks during the 10-year planning horizon. Residential areas north of the freeway are less well-served, although new parks proposed for the area will help provide better access to parks and eliminate some of the existing gaps.

PARK SERVICE AREA GAPS

Map 5 illustrates that nine areas have park service gaps once the distribution of existing and proposed parks have been accounted for. In order to ensure that access to parks is equitable, attempts should be made to locate future parks in the vicinity of these areas, thereby "filling the gap."

This plan suggests that Neighborhood Parks and Community Parks should be developed in the future, as such facilities better serve the community as they offer more facilities and recreational opportunities for the community as a whole. This is supported by the public comments received through the survey and the Public Scoping Meeting, which indicate Neighborhood and Community parks are preferred as they provide a greater range of services.

Unfortunately, there appear to be few if any sites large enough to accommodate such parks in the areas where gaps exist, which requires a level of flexibility and creativity to "fill the gaps." For example, the development of Mini Parks might be considered to fill some gaps, while formal arrangements with private parks and school fields might be pursued in other areas. For gap areas near the northeastern city boundary one might consider whether parks in Highland fill the need.

PARK AND TRAIL CONNECTIONS

It is important that Lehi's park system is easily accessible by trails. Map 6 illustrates the existing and proposed Lehi trail system, and how the various trail segments link with the existing and proposed park system. The city's existing parks are generally well-connected by trails, and future parks will be as well.

PARK DEVELOPMENT PRIORITIES

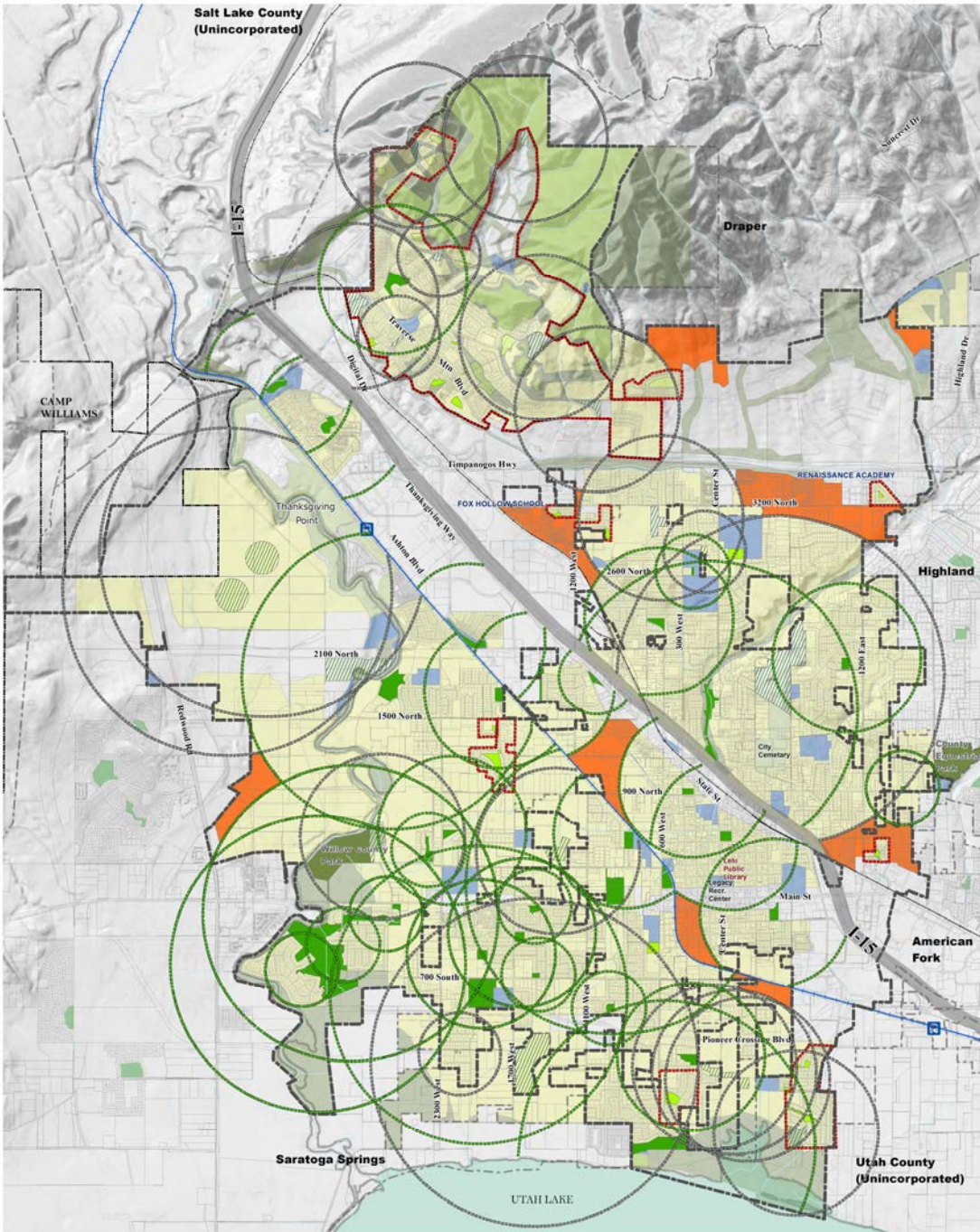
In order to meet future park needs, existing gaps must be filled and proposed parks developed. This includes the development of 306 additional park acres as currently proposed park land, and the reservation 135 additional acres to meet the long-term needs of the city. If possible, some of the additional acreage should be located in areas where there are existing gaps in distribution.

Minimum Standards

In order to ensure that existing and future parks meet community needs, **minimum standards** should be established for the three park types. These should reflect the needs and expectations of the public, as contained in the *2013 Park Survey* and from the input received during the Public Scoping Meeting held in December 2014. The following is a summary of the minimum standards:

Mini Parks should include, space permitting, at least the following amenities.

- Trees and shade.
- Picnic tables and benches.
- Drinking fountain
- Grassy play areas
- Playgrounds
- Sport courts
- Benches
- Other small scale amenities such as pavilions and shade structures
- Local trail connections



MAP 5

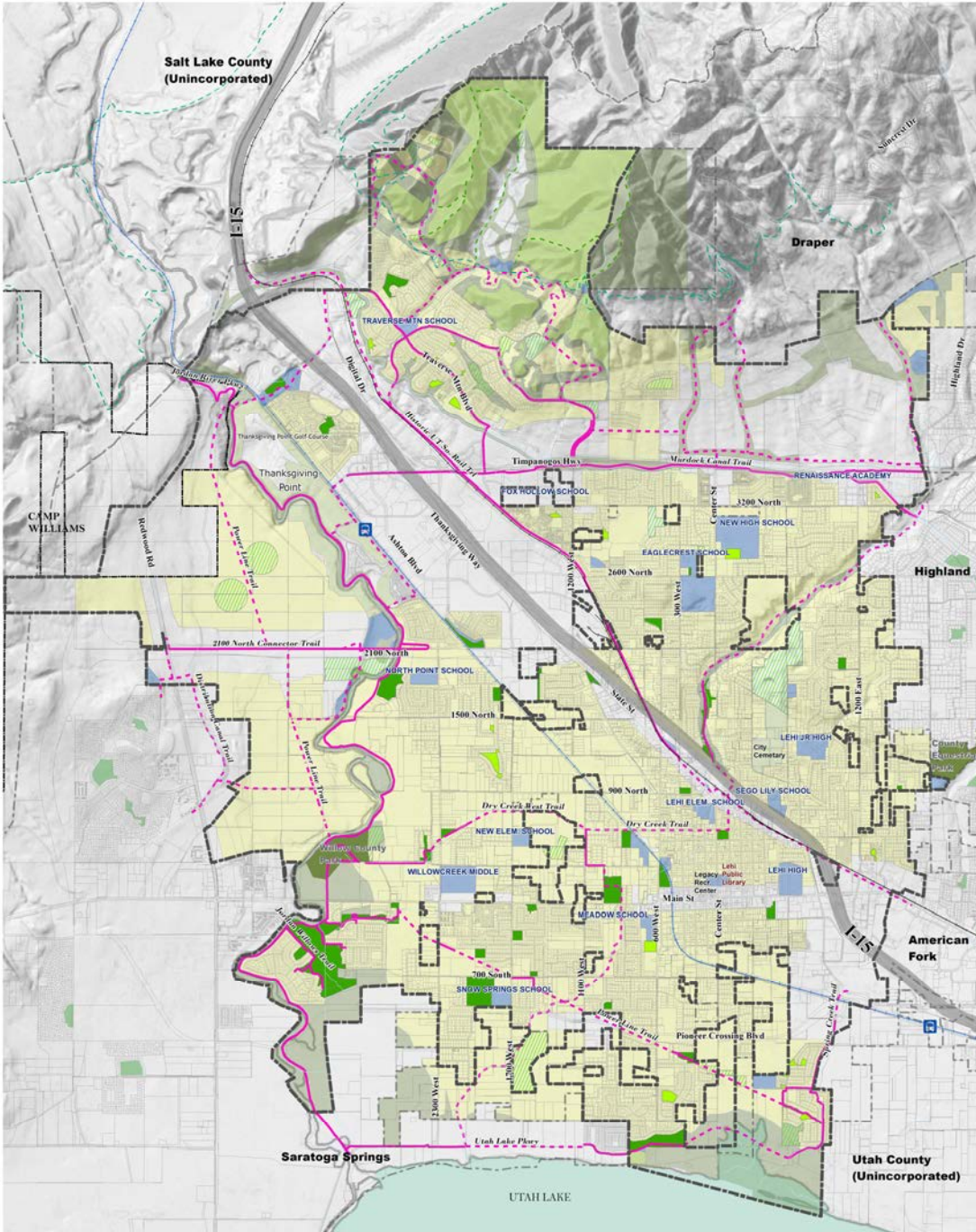
Park Service Area Gaps



**Lehi City Parks
Master Plan Update**

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MAP 6

Existing & Proposed Trails

- | | |
|--|-------------------------------------|
| Lehi City Boundary | Existing Trail |
| City Park | Proposed Trail |
| Private Park | Proposed Mountain Trail |
| Proposed Parks | Proposed Bonneville Shoreline Trail |
| Public Open Space | |
| Environmentally Sensitive Area/ Open Space | |
| Residential - Existing & Proposed | |
| Public Facilities/ Schools | |
| Commuter Rail Station/ FrontRunner | |
| Streams/ Drainages | |

**Lehi City Parks
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Neighborhood Parks should include, space permitting, at least the following amenities.

- All of the elements found in Local Parks.
- Restrooms
- Sport courts (basketball, volleyball and tennis)
- Sports fields (baseball, soccer, football and similar sports)
- Walking paths that are connected to other trails and open space
- A regional draw, such as a skate park or splash pad
- Local and regional trail linkages

Community Parks should include, space permitting, at least the following amenities.

- All of the amenities found in Local and Neighborhood Parks.
- Restrooms
- Specialty complex or features, such as swimming pools and a sports complex

All **existing parks** should be upgraded as necessary to meet the minimum requirements for amenities and features in parks. **Future Parks** should be designed and developed from the outset with amenities and features that meet the standard.

PARK FACILITIES AND AMENITIES

To help communities determine whether or not there are enough facilities to provide the required recreational opportunities, the National Recreation and Park Association (NRPA) has developed some broad standard. While such assessments have fallen out of favor, they can provide a baseline review of where Lehi stands in relation to a "typical" community and how the standards can be modified to reflect the unique conditions of Lehi.

As illustrated in Table 8, Lehi currently lags in sports fields and sport courts in comparison to national standards. This will become more acute over the next ten years unless a shift is made and resources are directed to such uses. On the other hand, Lehi far exceeds national standards in the provision of playgrounds, which likely reflects the young population and large family sizes. Based on this assessment, Lehi has likely been focused on meeting the needs of its current population, and may want to look further down the road to ensure adequate facilities and amenities are provided to meet future needs.

While Table 8 indicates how Lehi performs in comparison to typical national standards, it is understood that the city is not typical. With a current population of 54,935 and 12,731 households, 43.3% of the population is under age 18 and 64.9% of households have at least one individual under the age of 18. In comparison, the national average indicates that only 23.3% of the population is under the age of 18, and only 32.9% of households having at least 1 individual under the age of 18.

Applying these statistics to the NRPA Park standard, the national standard for baseball/softball, soccer, football, lacrosse, basketball, and volleyball is one field per 625 households with at least 1 individual under the age of 18, while the standard for tennis courts is one court for every 250 households with at least 1 individual under the age of 18.

As illustrated in Table 8, adjusting the NRPA standard to meet Lehi's population dynamic equates to one field for every 3,765 residents for baseball/softball, soccer, football, lacrosse, basketball, and volleyball,

and one tennis court per every 1,506 residents. Accordingly, Table 8 more accurately indicates the standard necessary to meet Lehi's need for such facilities by 2025.

Table 8: Amenities Required to Meet Minimum NRPA Park Standards

Facility	Public Quantity	NRPA recommended supply (1 per population of)	Recommended 2015 Supply based on Population of 54,935	2015 Plus or Minus	Recommended 2025 Supply based on Population of 72,235	2025 Plus or Minus
Softball/Baseball fields	9	5,000	11	-2	14	-5
Soccer/Football/Lacrosse	8	5,000	11	-3	14	-6
Basketball	13	5,000	11	2	14	-1
Tennis/Pickleball	7	2,000	27	-20	36	-29
Volleyball	6	5,000	11	-5	14	-8
Swimming Pools	1	20,000	3	-2	4	-3
Splash Pad	0	no standard	n/a	n/a	n/a	n/a
Golf	0	50,000	1	-1	1	-1
Skate Park	0	50,000	1	-1	1	-1
Running Track	0	no standard	n/a	n/a	n/a	n/a
Playground	26	5,000	11	15	14	12
Equestrian Arena/Rodeo	1	no standard	n/a	n/a	n/a	n/a

Table 9: Amenities Required to Meet NRPA Park Standards Adjusted to Lehi Demographics

	NRPA Standard	Lehi Standard	NRPA 2015	Lehi 2015	NRPA 2025	Lehi 2025
Softball/Baseball	5000	3765	11	14	14	19
Soccer/Football/Lacrosse	5000	3765	11	14	14	19
Basketball	5000	3765	11	14	14	19
Tennis/Pickleball	2000	1506	27	36	36	48
Volleyball	5000	3765	11	14	14	19

Additional Considerations

We have also collected data for the number of participants per field for each of the various sports programs. For example, Lehi City has an average of 234 baseball or softball participants per field. In comparison, we have determined that Pleasant Grove has 96 participants per field and Spanish Fork has 75 participants per field. We are planning to continue to collect data from neighboring cities in regards to determine an average number of participants per field and an average number of fields per X residents. This may help us better explain Lehi's need.

3. GOALS AND POLICIES FOR PARKS AND RECREATION FACILITIES

Goal 1.0: Assure that residents of Lehi City have access to parks and park facilities.

Policy 1.1: Maintain the current level of service for parks in Lehi City at 4.5 acres of land per 1,000 population. When new parks are planned and developed they should be Neighborhood and Community Parks that are generally of a larger size -- up to 20 acres or more to accommodate the desired sports fields and other intensive activities.

a. Implementation Measure: Update the Impact Fee Study as needed, and to include the acquisition of property and rights-of-way.

b. Implementation Measure: Upgrade those existing parks that have been identified for additional facilities or improvements, specifically by adding trees, sports fields/courts, restrooms, playground equipment, furnishings and other desired amenities identified by the public and as space and funds allow.

c. Implementation Measure: As the community grows, particularly in the undeveloped and proposed annexation areas, be sure that the standard is maintained or exceeded and that parks are readily accessible to residents.

d. Implementation Measure: Work with developers to fully incorporate park development into their residential development proposals, and work with them toward dedications and park improvements.

e. Implementation Measure: Require as a condition of development approval, the location of park land in the site development master plan.

f. Implementation Measure: Start an annual tree planting program as part of "greening" existing parks in the city. This could become a community event, and should include the planting of trees in parks and open spaces, and along trails and streets.

Goal 2.0: Improve maintenance and operations in parks.

Policy 2.1: Provide an annual budget allocation for park improvements and upgrades.

a. Implementation Measure: Inventory all parks and park facilities and document needed improvements and upgrades.

b. Implementation Measure: Work with local neighborhoods and interest groups to establish an "Adopt-A-Park" program.

c. Implementation Measure: Apply design standards that reduce maintenance requirements and costs, and assure the long-term usefulness of facilities.

d. Implementation Measure: Install adequate facilities for residents to "self-maintain" parks and park facilities, i.e. trash receptacles, animal waste containers, etc.

Goal 3.0: **Promote water conservation and sustainable practices in parks and recreation facilities.**

Policy 3.1: As new parks are developed, utilize the most up-to-date technologies to conserve water resources in public parks and facilities.

a. Implementation Measure: Utilize water conserving technologies such as drip irrigation, moisture sensors, central control systems, and select plant materials appropriate to the soil and water conditions in Lehi City.

Goal 4.0: **Promote the balanced distribution of parks and related amenities and facilities to serve the citizens of Lehi.**

Policy 4.1 As existing parks are improved and new parks are developed, conduct frequent reviews of the Parks Master Plan and monitor changing site conditions to ensure the location, design and maintenance of each park meets the needs of the surrounding neighborhood and city in general.

a. Implementation Measure: Ensure that park donations are located in the areas of the city where they are needed. If donations do not meet this need, consider other avenues for locating future parks in appropriate locations, including contributions to a park acquisition fund and/or the purchase of park land using other revenues.

b. Implementation Measure: Maintain, update and utilize the Parks Master Plan as needed to promote unified growth and development of the City's park resources.

c. Implementation Measure: Establish, maintain and utilize a GIS record of all parks and related facilities and amenities.

c. Implementation Measure:
Policy 4.2 Compare local demographic trends with national trends on a regular basis to ensure that Lehi is prepared to meet the needs of a more mature populace in the future.

a. Implementation Measure: Design key parks in a flexible manner that allows adjustments to be made as age-based needs change in the future.

b. Implementation Measure: Consider the needs of the full range of Lehi residents when designing and developing future parks. The desire to meet active play and sports should be balanced with more passive and less programmed needs.

4. ACQUISITION, CONSTRUCTION, OPERATION AND MANAGEMENT NEEDS

Existing and future park needs have been identified in this plan. These need to be refined and prioritized in order to facilitate future implementation.

PARK DEVELOPMENT PRIORITIES

In order to meet the need for future parks, existing gaps must be filled and proposed parks developed as envisioned. To summarize the findings from Chapter 2, this includes the development of 306 additional parks as currently proposed, and the siting/reservation of 135 additional park acres to meet the needs of 133,800 people at build-out in 45 years, and a LOS of 4.5 acres/1000 population. If possible, part of the additional 135 acres should be earmarked for areas where park distribution gaps currently exist.

In order to ensure that existing and future parks meet community needs, the establishment of **minimum standards** for park development are recommended for all three types of parks. These standards should reflect the needs and expectations of the public, as contained in the *2013 Park Survey* and as provided during the Public Scoping meeting conducted in December 2014, which are summarized below:

Mini Parks should include, space permitting, at least the following amenities.

- Trees and shade
- Picnic tables and benches
- Grassy play areas
- Playgrounds
- Benches
- Other small scale amenities such as small pavilions
- Local trail connections

Neighborhood Parks should include, space permitting, at least the following amenities.

- All of the elements found in Local Parks above
- Drinking fountains
- Restrooms
- Sport courts (basketball, volleyball and tennis)
- Sports fields (baseball, soccer, football and similar sports)
- Walking paths that are connected to other trails and open space
- Pavilions and shade structures
- A regional draw, such as a skate park or splash pad
- Local and regional trail linkages
- Parking

Community Parks should include, space permitting, at least the following amenities.

- All of the amenities found in Local and Neighborhood Parks above
- Additional restrooms sufficient for anticipated need
- Specialty complexes or features, such as a swimming pool, arboretum, nature center or sports complex

All **existing parks** should be upgraded as necessary to meet the minimum requirements for amenities and features in parks. **Future Parks** should be designed and developed from the outset with amenities and features that meet these standards.

FUNDING PRIORITIES

UPGRADING EXISTING PARKS

Many existing Mini, Neighborhood, and Community parks do not meet the recommended standards for amenities. An annual budget for upgrading existing parks should be initiated, so that the required park improvements can take place within the next 10 years.

Tables 10-12 illustrate the existing amenities for each park by type (Mini/Neighborhood/Community), recommended upgrades, anticipated costs of those upgrades, and the total cost of improvements for each park. Table 13 is a summary of all costs. Determination of whether or not a park should receive a specific improvement was reviewed by Parks and Recreation staff to ensure the greatest degree of accuracy possible.

Table 10: Costs to Upgrade Existing Mini Parks

						UNIT COSTS							
						\$25,000	\$150,000						
MINI PARKS	EXISTING AMENITIES					PROPOSED AMENITIES							COST OF IMPROVEMENTS
EXISTING MINI PARKS AND AMENITIES	ACRES	Basketball	Restrooms	Playground	Pavilion	Pavilion	Playground	Picnic Areas	Benches & Furnishings	Skate Park/ Splash Pad	Trees	Restroom	
MINI PARKS (approx. 0-2 acres)													
Chappel Valley Park	1.7			1		1		1	1		1	1	\$245,000
Dairy View Park	0.6			1		1		1			1	0	\$35,000
Firehouse Park	0.6			1		1		1	1		1	0	\$45,000
Jordan Willows Mini Park A	0.4				1			1	1		1	0	\$20,000
Jordan Willows Mini Park B	0.5			1		1		1	1		1	0	\$45,000
Jordan Willows Mini Park C	1.2	1		1		1		1	1		1	0	\$45,000
Joseph D Adams Memorial Park	1.8											0	\$0
Somerset Park (North)	1.9			1	1			1	1		1		\$20,000
Stagecoach Crossing Park -Small	1.1			1		1		1	1		1	0	\$45,000
Willow Haven Park & Paths	4.2			1	1			1	1		1		\$20,000
TOTAL	14.0	1	0	8	3	6	0	9	8	0	9	1	\$520,000

Table 11: Costs to Upgrade Existing Neighborhood Parks

										UNIT COSTS							
										\$25,000	\$10,000	\$5,000	\$10,000	\$500,000	\$5,000	\$200,000	
NEIGHBORHOOD PARKS	EXISTING AMENITIES									PROPOSED AMENITIES							
EXISTING NEIGHBORHOOD PARKS AND AMENITIES	ACRES	Basketball	Volleyball	Tennis / Pickleball	Baseball/ Softball	Soccer /Football	Restrooms	Playground	Pavilion	Pavilion	Trail Access	Picnic Areas	Benches & Furnishings	Skate Park/ Splash Pad	Trees	Restroom	COST OF IMPROVEMENTS
NEIGHBORHOOD PARKS (approx. 2- 15 acres)																	
Allred Park	5.0	1				1	1	1	1	0	0	2	2	0	2	0	\$40,000
Band Wagon Park	2.1						1	1	2	0	1	2	1	0	1	0	\$35,000
Centennial Park	3.9	1				1		1	1	0	1	2	2	0	2	0	\$50,000
City Recreation Facility	3.4	1	1				1	1	1	0	1	2	2	0	2	0	\$50,000
Eagle Summit Park	8.2	1					1	1	1	0	1	2	4	0	4	0	\$80,000
Gateway Park	2.6	1					1	1	1	0	1	2	2	0	2	0	\$50,000
Greens Park	3.8	2				1		1	1	0	1	2	2	0	2	0	\$50,000
Jordan Narrows Park	4.9					1				2	1	2	3	0	3	0	\$115,000
Kensington Park	2.4									2	1	2	2	0	2	0	\$100,000
Margaret Wines Park	3.5						1	2	4	0	1	2	3	0	0	0	\$50,000
Parkview Park	4.5									0	1	2	3	0	3	0	\$65,000
Pilgrim's Landing Park	4.9				1			1	1	0	1	2	4	0	4	0	\$80,000
Pointe Meadow Park	5.2	1		1			1	1		2	1	2	4	0	4	0	\$130,000
Somerset Park (South)	2.9							1	1	0	1	2	2	0	2	0	\$50,000
Stagecoach Crossing Park - Large	2.9	2							1	0	1	2	2	0	2	0	\$50,000
Summercrest Park	2.8							1	1	0	1	2	2	0	2	0	\$50,000
TOTAL	62.9	10	1	1	1	4	7	13	15	6	15	32	40	0	37	0	\$1,045,000

Table 12: Cost to Upgrade Existing Community Parks

										UNIT COSTS								

The total cost to upgrade existing parks is \$3.42 million dollars. In order to accomplish the improvements within 10 years, an approximate annual budget amount of \$350,000 is needed, adjusted to 2015 dollars.

Table 13: Summary Costs to Upgrade Existing Parks

UPGRADING EXISTING PARKS	PROJECTED COST
Mini Parks	\$520,000
Neighborhood Parks	\$1,045,000
Community Parks	\$1,855,000
TOTAL	\$3,420,000

DEVELOPING NEW NEIGHBORHOOD AND COMMUNITY PARKS

To Meet Proposed LOS Standards in 2015

To meet the proposed LOS of 4.5, the City will need to add about 50 acres of park land for Neighborhood and Community Parks. It is not recommended that the City continue to develop Mini Parks. The focus should be on larger parks that provide the necessary amenities desired by the community. Local Parks can continue to be developed, and may be necessary where park land is limited or special conditions exist; however, whenever possible, the larger parks are most desired.

An average per-acre cost utilized in a nearby community is \$250,000 per acre for park development, excluding the land acquisition costs. If the same cost were applied to develop the 50 acres of new park land, the estimated cost would be \$12,500,000 in 2015 dollars.

To Maintain the Proposed LOS Standard from 2015 to 2025

To meet needs in 2025, approximately 80 additional park acres are required. Assuming the City is able to continue to receiving park land through dedications, and using the same estimate of \$250,000 per acre to develop a park, the total needed to provide the improved parks is approximately \$20 million dollars. If land needs to be acquired, that cost must also be added. However, it may be necessary to purchase new sites in areas where gaps exist. This would increase such costs accordingly.

To Maintain the Proposed LOS Standard to Projected Build-out (2040)

It is also important to begin securing an additional 135 acres of park land to meet long-term park needs by build out. If possible, these sites should be located as early as possible, preferably during the 2015-2025 planning period when land is more readily available. Priority should be given to area with "gaps" in service.

COST TO UPGRADE EXISTING PARKS AND DEVELOP NEW NEIGHBORHOOD AND COMMUNITY PARKS

The total cost to upgrade existing parks, develop new parks to maintain the current 2015 standard, and develop park land to maintain the standard into 2025 is approximately \$37 million dollars. If land must be purchased, those costs will be in addition to the costs below.

Cost to Upgrade Existing Parks	\$3,420,000
Cost to Develop New Parks According to Proposed Standards in 2015	\$12,500,000
Cost to Develop New Parks to the Proposed Standards 2015 - 2025	\$20,000,000
TOTAL COST	\$35,920,000

FUNDING NEW PARK FACILITIES

The cost of maintaining standards and developing the park and recreation facilities that the community desires are often daunting, and generally require multiple funding sources including park fees, impact fees, grants, taxes, and other forms of financing development. A great deal of the feasibility of funding is the willingness of taxpayers to pay additional taxes in one form or another. More than half of Lehi City residents who responded to the informal internet survey indicated that they are willing to pay more in

park assessments or taxes to help pay the costs of developing, operating, and maintaining parks. Many residents have indicated that they value the recreational facilities they currently enjoy, look forward to more in the future, and are willing to allocate additional funds for their development.

This Parks Master Plan is a guide to priorities for the development of parks and recreation facilities, but there will undoubtedly be opportunities and constraints that occur as the plan is implemented. Thus, some flexibility is inherently needed, and as opportunities arise they should not be overlooked just because they do not appear in the plan. Additionally, what may look at one moment to be a high priority may quickly change as new development is proposed. Thus, it is important to use the Plan as a guide, but to be constantly aware of opportunities that should not be passed-up.

In order to assist Lehi City in identifying funding sources, a variety of funding options and opportunities are provided. Federal and State agencies have recently undergone significant funding cutbacks, and philanthropic organizations and groups are experiencing increased pressure for their funds. Securing funding is highly competitive and requires dedication and commitment to spend the time needed to pursue the various options and opportunities available.

As mentioned previously, a range of funding sources may be needed to accomplish just one goal, so forming partnership, creating alliances, and persevering are the key.

FUNDING OPTIONS AND OPPORTUNITIES FOR LARGE PROJECTS

GENERAL OBLIGATION BONDS

Overview of General Obligation Bonds

The lowest interest cost financing for any local government is typically through the levying of taxes through the issuance of General Obligation bonds. General Obligation bonds, commonly referred to as “G.O. bonds,” are secured by the unlimited pledge of the taxing ability of the District, sometimes called a “full faith and credit” pledge. Because G.O. bonds are secured by and repaid from property taxes, they are generally viewed as the lowest credit risk to bond investors. This low risk usually translates into the lowest interest rates of any municipal bond structure.

Under the Utah State Constitution, any bonded indebtedness secured by property tax levies must be approved by a majority of voters in a bond election called for that purpose. Currently, bond elections may only be held twice each year; either on the third Tuesday following the third Monday in June (the date of any primary elections) or on the November general election date.

If the recreation improvements being considered for funding through the G.O. bond have broad appeal to the public and proponents are willing to assist in the promotional efforts, G.O. bonds for recreation projects can meet with public approval. However, due to the fact that some constituents may not view them as essential-purpose facilities for a local government or may view the government as competing with the private sector, obtaining positive voter approval may be a challenge.

Also, it should be noted that a G.O. bond election, if successful, would only cover the financing of capital expenditures for the facility. Either facility revenues or other City funds would still be needed to pay for the operational and maintenance expenses of the facility.

State law limitations on the amount of General Obligation indebtedness for this type of facility are quite high with the limit being four percent of a City's taxable value. Pursuant to state law the debt must be structured to mature in forty years or less, but practically the City would not want to structure the debt to exceed the useful life of the facility.

Advantages of G.O. bonds:

- Lowest interest rates
- Lowest bond issuance costs
- If approved, a new 'revenue' is identified to pay for the capital cost

Disadvantages of G.O. bonds:

- Timing issues; limited dates to hold required G.O. election
- Risk of a "no" vote while still incurring costs of holding a bond election
- Can only raise taxes to finance bonds through election process to pay for physical facilities, not ongoing or additional operation and maintenance expense. This would have to be done through a separate truth-in-taxation tax increase.

SALES TAX REVENUE BONDS

Overview of Sales Tax Revenue Bonds

Several years ago Utah state law was amended to allow municipalities to issue debt secured by a pledge of their sales tax receipts. Sales tax revenue bonds have been well received in the markets and may be used for a wide variety of municipal capital projects, including recreation facilities. State law limits the amount of sales tax revenue bonds that may be issued by a community. Under current law, the total annual debt service on all sales tax revenue bonds issued by a City may not exceed 80 percent of the sales tax revenues received by the City in the preceding fiscal year. Also, due to the facts that (i) most cities rely heavily on their sales tax revenues for their operations; and (ii) local governments have very little control over the sales tax revenue source; the financial markets will typically only allow an issuer to utilize approximately one-half of the revenues available as a pledge toward debt service as they require minimum debt service coverage covenants of two times revenues to debt costs.

Additionally, due to most Cities' reliance on sales tax revenues for general operations, unless the City has additional revenue sources that can be devoted to repayment of the bonds, or is anticipating a spike in sales tax revenues due to new large retail businesses locating in the City, existing sales tax revenues would have to be diverted to repay the bonds.

Utah local government sales tax revenue bonds are very well regarded in the bond market and will generally trade within five to fifteen basis points of where the City's General Obligation Bond debt would price.

Advantages of Sales Tax Revenue Bonds:

- Relatively low interest rates
- No vote required

Disadvantages of Sales Tax Revenue Bonds:

- Utilizes existing City funds with no new revenue source identified
- Somewhat higher financing costs than G.O. Bonds

SPECIAL ASSESSMENT AREAS

Overview of Special Assessment Areas (SAA)

Formerly known as Special Improvement Districts or (SIDs), a Special Assessment Area (SAA) provides a means for a local government to designate an area as benefited by an improvement and levy an assessment to pay for the improvements. The assessment levy is then pledged to retire the debt incurred in constructing the project.

While not subject to a bond election as General Obligation bonds require, SAAs may not, as a matter of law, be created if 50 percent or more of the property owners subject to the assessment, weighted by method of assessment, within the proposed SAA, protest its creation. Politically, most City Councils would find it difficult to create an SAA if even 20-30 percent of property owners oppose the SAA. If created, the City's ability to levy an assessment within the SAA provides a sound method of financing although it will be at interest rates higher than other types of debt that the City could consider issuing.

The underlying rationale of an SAA is that those who benefit from the improvements will be assessed for the costs. For a project such as a recreation facility, which by definition is intended to serve all residents of the community, and in this case possibly serve multiple communities, it would be difficult to make a case for excluding any residential properties from being assessed, although commercial property would have to be evaluated with bond counsel. The ongoing annual administrative obligations related to an SAA would be formidable even though state law allows the City to assess a fee to cover such administrative costs. Special Assessment notices are mailed out by the entity creating the assessment area and are not included as part of the annual tax notice and collection process conducted by the County.

If an SAA is used, the City would have to decide on a method of assessment (i.e. per residence, per acre, by front-footage, etc.) which is fair and equitable to both residential and commercial property owners.

This ability to utilize this mechanism by cities joined together under an inter-local cooperative would need to be explored with legal counsel. There are a number of issues that would need to be considered such as ownership of the facility and a local government can only assess property owners within its proper legal boundaries.

Advantages of SAA Bonds:

- Assessments provide a 'new' revenue source to pay for the capital expense
- No general vote required (but those assessed can challenge the creation)

Disadvantages of SAA Bonds:

- Higher financing costs
- Significant administration costs for a City-Wide Assessment area

Note – Due to the costs of administering a City-Wide SAA and given that special assessments cannot be deducted from income taxes, but property taxes can, it seems more rational to seek for G.O. election approval rather than form a City-Wide SAA.

LEASE REVENUE BONDS

Overview of Lease Revenue Bonds

One financing option which, until the advent of sales tax revenue bonds, was frequently used to finance recreation facilities is a Lease Revenue Bond issued by the Local Building Authority (formerly Municipal Building Authority) of the City. This type of bond would be secured by the recreation center property and facility itself, not unlike real property serving as the security for a home mortgage. Lease revenue bonds are repaid by an annual appropriation of the lease payment by the City Council. Generally this financing method works best when used for an essential public facility such as city halls, police stations and fire stations. Interest rates on a lease revenue bond would likely be 15 to 30 basis points higher than on sales tax revenue bonds depending on the market's assessment of the "essentiality" of the facility.

Financial markets generally limit the final maturity on this type of issue to the useful life of the facility and state law limits the term of the debt to a maximum of forty years. As the City is responsible to make the lease payments, the financial markets determine the perceived willingness and ability of the City to make those payments by a thorough review of the City's General Fund monies.

As this type of bond financing does not generate any new revenue source, the City Council will still need to identify revenue sources sufficient to make the lease payments to cover the debt service.

Creative use of this option could be made with multiple local governments, each of which could finance their portion through different means – one could use sales tax, another could issue G.O. bonds, etc.

Advantages of Lease Revenue Bonds:

- No general vote required
- No specific revenue pledge required

Disadvantages of Lease Revenue Bonds:

- Higher financing costs than some other alternatives
- No 'new' revenue source identified to make up the use of general fund monies that will be utilized to make the debt service payment

CREATION OF A SPECIAL SERVICE DISTRICT

Recreation Special Service District

A city, or several cities via inter-local agreement, can create a Recreation District charged with providing certain services to residents of the area covered by the District. A Special District has the ability to levy a property tax assessment on residents of the District to pay for both the bond debt service and O&M. It should be noted that the City already has the ability to levy, subject to a bond election and/or the truth-in-taxation process, property taxes. The creation of a Recreation Special Service District serves to separate its designated functions from those of the City by creating a separate entity with its own governing body. However, an additional layer of government may not be the most cost effective.

"Creative Financings"

Non-traditional sources of funding may be used in order to minimize the amount that needs to be financed via the issuance of debt. The City's approach should be to utilize community support for fund-

raising efforts, innovative sources of grants, utilization of naming rights/donations, partnership opportunities involving other communities and the private sector, together with cost-sharing arrangements with school districts. To the extent debt must be incurred to complete the financing package, alternative bonding structures, as discussed above, should be evaluated in order to find the optimal structure based on the financial resources of the City.

FUNDING OPTIONS AND OPPORTUNITIES FOR SMALLER PROJECTS

PRIVATE FUNDS

Private and Public Partnerships

The Parks and Recreation Department or a group of communities acting cooperatively, and a private developer or other government or quasi-government agency may often cooperate on a facility that services the public, yet is also attractive to an entrepreneur or another partner. These partnerships can be effective funding opportunities for special use sports facilities like baseball complexes or soccer complexes; however, they generally are not feasible when the objective is to develop community parks that provide facilities such as playgrounds, informal playing fields, and other recreational opportunities that are generally available to the public free of charge. A recreation center, community center, or swimming/water park is also potentially attractive as a private or public partnership.

Private Fundraising

While not addressed as a specific strategy for individual recreation facilities, it is not uncommon for public monies to be leveraged with private donations. Private funds will most likely be attracted to high-profile facilities such as a swimming complex or sports complex, and generally require aggressive promotion and management on behalf of the park and recreation department or city administration.

Service Organization Partners

Many service organizations and corporations have funds available for park and recreation facilities. Local Rotary Clubs, Kiwanis Clubs, and other service organizations often combine resources to develop park and recreation facilities. Other for-profit organizations such as Home Depot and Lowes are often willing to partner with local communities in the development of playground and other park and recreation equipment and facilities. Again, the key is a motivated individual or group who can garner the support and funding desired.

Joint Development Partnerships

Joint development opportunities may also occur between municipalities and among agencies or departments within a municipality. Cooperative relationships between cities and counties are not uncommon, nor are partnerships between cities and school districts. Often, small cities in a region are able to cooperate and pool resources for recreation projects. There may be other opportunities as well which should be explored whenever possible in order to maximize recreation opportunities and minimize costs. In order to make these kinds of opportunities happen, there must be on-going and constant communication between residents, governments, business interests, and others.

LOCAL FUNDING SOURCES

Park and Recreation Impact Fees

Lehi City has an impact fee program for park and recreation projects. Impact fees can be used by communities to offset the cost of public parks and facilities needed to serve future residents and new development.

Impact fees are especially useful in areas of rapid growth. They help the community to maintain a current level of service as new development puts strain on existing facilities. It assures that new development pays its proportionate share to maintain quality of life expectations for its residents.

Dedications and Development Agreements

The dedication of land for parks, and park development agreements has long been an accepted development requirement and is another valuable tool for implementing parks. The City can require the dedication of park land through review of projects such as Planned Unit Developments (PUDs). Lehi City has received park dedications and trails easements in the past and should continue the practice.

Special Taxes or Fees

Tax revenue collected for special purposes may be earmarked for park development. For instance, the room tax applied to hotel and motel rooms in the City could be earmarked for parks, recreation, and trails development but is generally earmarked for tourism-related projects. The current Park Fee is \$5.00 per month; however, a slight majority of respondents to a recent internet survey indicated that would support an increase tax to help pay for park and recreation facilities operations and maintenance.

Community Development Block Grants

Community Development Block Grants (CDBG) can be used for park development in areas of the City that qualify as low and moderate income areas. CDBG funds may be used to upgrade parks, purchase new park equipment, and improve accessibility (Americans with Disabilities Act). Additionally, CDBG funds may be used for projects that remove barriers to access for the elderly and for persons with severe disabilities.

User Fees

User fees may be charged for reserved rentals on park pavilions and for recreation programs. These fees should be evaluated to determine whether or not they are appropriate. A feasibility study may be needed to acquire the appropriate information before making decisions and changes.

Redevelopment Agency Funds

Generally, Redevelopment Agency (RDA) Funds are available for use in redevelopment areas. As new RDA areas are identified and developed, tax increment funds generated can, at the discretion of the City, be used to fund park acquisition and development.

STATE AND FEDERAL PROGRAMS

The availability of these funds may change annually depending on budget allocations at the state or federal level. It is important to check with local representatives and administering agencies to find out the current status of funding. Many of these programs are funded by the Federal government and administered by local State agencies.

Land and Water Conservation Fund

This Federal money is made available to States, and in Utah is administered by the Utah State Division of Parks and Recreation. Funds are matched with local funds for acquisition of park and recreation lands, redevelopment of older recreation facilities, trails, improvements to accessibility, and other recreation programs and facilities that provide close-to-home recreation opportunities for youth, adults, senior citizens, and persons with physical and mental disabilities.

MAP-21^{Current} (Replaces SAFETEA-LU)⁴

The recently enacted Moving Ahead for Progress in the 21st Century (MAP-21) includes a number of substantial changes to the transportation enhancement (TE) activities defined in Title 23. The activities are now termed “transportation alternatives,” (TAs).

Under SAFETEA-LU, there were twelve eligible enhancement activities. Under MAP-21 there are nine eligible TAs. The overall theme of the revisions is to expand the eligibilities from strictly enhancing the transportation system to include planning, construction, and design related to compliance with existing federal regulations. Previously, the Federal Highway Administration (FHWA) Guidance on Transportation Enhancement Activities prohibited the use of TE funds for “project elements or mitigation that normally would be required in a regular highway project.” This included project elements and costs associated with meeting the requirements of laws such as the Americans with Disabilities Act (ADA) of 1990, the National Environmental Protection Act (NEPA) of 1969, the National Historic Preservation Act of 1966, and the Department of Transportation Act of 1966. New regulatory guidance from FHWA will be required to clarify exactly how changes in the legal definitions will impact eligibility.

To qualify for funding all projects must fit into one of the following nine federally designated categories.

1. Construction, planning, and design of facilities for pedestrians, bicyclists, compliance with Americans with Disabilities Act.
2. Safe routes for non-drivers to access daily needs.
3. Conversion and use of abandoned railroad corridors for trails.
4. Construction of turnouts, overlooks, and viewing areas.
5. Community improvements, including
 - Inventory, control, or removal of outdoor advertising
 - Historic preservation and rehabilitation of historic transportation facilities;
 - Archaeological activities relating to impacts from implementation of transportation project eligible under this title.
6. Any Environmental mitigation activity.
 - Address stormwater management, control, and water pollution prevention or abatement related to highway construction or due to highway runoff..; or
 - Reduced vehicle-caused wildlife mortality or to restore and maintain connectivity among terrestrial or aquatic habitats.
7. The Recreation Trails Program under section 206.
8. Safe Routes to Schools under section 1404 of SAFETEA-LU.
9. Planning, designing, or constructing boulevards and other roadways largely in the right-of-way of former Interstate System routes or divided highways.

⁴ <http://www.udot.utah.gov/main/f?p=100:pg:0::::V,T,192>

For detailed information and questions please visit the following website:

<http://www.udot.utah.gov/main/f?p=100:pg:0:::V,T,192>

Federal Recreational Trails Program

The Utah Department of Natural Resources, Parks and Recreation Division administers these Federal funds. The funds are available for motorized and non-motorized trail development and maintenance projects, educational programs to promote trail safety, and trail related environmental protection projects. The match is 50 percent, and grants may range from \$10,000 to \$200,000. Projects are awarded in August.

Utah Trails and Pathways / Non-Motorized Trails Program

Funds are available for planning, acquisition, and development of recreational trails. The program is administered by the Board of Utah State Parks and Recreation, which awards grants at its fall meeting based on recommendations of the Recreation Trails Advisory Council and Utah State Parks and Recreation. The match is 50 percent, and grants may range from \$5,000 to \$100,000.

LeRay McAllister Critical Land Conservation Fund

The fund was administered by the Utah Quality Growth Commission and provided funds each year to preserve or restore critical open or agricultural lands in Utah, and targeted lands deemed important to the community such as agricultural lands, wildlife habitat, watershed protection, and other culturally or historically unique landscapes. In the 2011 session, Utah lawmakers cut off all financing to the fund eliminating the state's only source that qualifies for federal conservation monies. The LeRay McAllister Fund has preserved about 80,000 acres of land, most of it agricultural as well as recreational and archaeological sites. For 10 years, the state pitched in \$20 million that was matched by \$110 million from the federal government and other sources. Though the program has not recently been funded, it is hoped that it can ultimately be reinstated. Contact the Utah Quality Growth Commission for current information regarding programs and funding.

In-Kind and Donated Services or Funds

Several options for local initiatives are possible to further the implementation of the parks, recreation, and trails plan. These kinds of programs would require the City to implement a proactive recruiting initiative to generate interest and sponsorship, and may include:

- Adopt-a-park or adopt-a-trail, whereby a service organization or group either raises funds or constructs a given facility with in-kind services;
- Corporate sponsorships, whereby businesses or large corporations provide funding for a particular facility, similar to adopt-a-trail or adopt-a-park; or
- Public trail and park facility construction programs, in which local citizens donate their time and effort to planning and implementing trail projects and park improvements.

APPENDIX

SCOPING MEETING NOTES

The following are verbatim comments by topic that were received during the Public Scoping Meeting held on November 20, 2014, and immediately following via email and internet comment forms. Just over 100 people signed in and a large number and range of comments were provided from the residents regarding city parks. These notes are from the facilitated meeting, comment forms, the map comments and comments provided on the project webpage. The comments have been categorized to help provide an overview of the resulting key issues, ideas and questions.

1. PROPOSED PARK NEEDS

- There should be more multi-use parks like Allred Park that has volleyball, walking paths and playgrounds.
- The existing Spring Creek Ranch Park is private but there is a proposed larger public park in the same area with essentially the same name. Why do they have the same name and what activities will be in the proposed public Spring Creek Ranch Park?
- The proposed parks should have more multi-use parks with more activity variety.
- Lehi needs a skate park because there is not even one and there is a high demand/interest from the youth. Nobody wants it in their neighborhood but there should be one built soon.
- Which proposed parks come first, how are they prioritized? There is a time line where phasing, funding, a fair balance and needs help determine the order of which parks get built first.
- Are there too many parks planned in southeast Lehi, is it a fair balance?
- There should be parks for older youth and adults.
- What is the process to get a neighborhood park in your area?
- A tournament facility would be good for the economy.
- How long will these proposed parks take to implement/develop?
- There should be surveys done in smaller areas where the proposed parks are to find out what the needs are for the users in that area.
- What are the water demands for these proposed parks? There should not be tons of new turf to water if it means water restrictions for the residents.
- The new parks should have playgrounds for ages 2-12, where they still appeal to older kids.
- Covered picnic/pavilions would be great along with trees and benches.
- West Lehi is ripe for growth, so good planning is needed for access and amenities.
- The proposed Snow's Springs Park should have a playground/swings instead of just green space.
- The proposed parks should have swings, picnic tables and facilities that the middle aged kids can enjoy.
- Lehi needs a nice dog park (not like Willow Creek) or a fenced dog area in a large park. It would be nice if it was near a playground so the children can be monitored while the dogs are running around. Following Park City's example, it should be fairly simple and not very costly to fence in a nice area for pets to run off leash. Then there will be a specified place where residents do not need to search for an empty park and intimidate other patrons or children. It would also cut down on dog messes left in parks. Also, dogs would be running around neighborhoods less if they had a place to run and play. A splash pad similar to Alpine's splash pad would be nice too.
- The new parks need more nature/wilderness/open space.
- The proposed parks should have water features.

- Southwest Lehi need special attention in relation to parks.
- The southeast area (near Pioneer Crossing Blvd) needs special attention in relation to parks.
- The retention ponds that are currently more like weedy open space should be on the map so they can be considered as possible parks.
- Lehi should have a dog park similar to the one in Taylorsville where the residents can use it with a fee and proper registration. It is a nice dog park and it would make a difference for many individuals and families with dogs if Lehi had one similar to it.
- **NORTHEAST AREA DEMAND (proposed park needs)**
- The northeast has no existing or proposed parks.
- Eagle Ridge/ northeast Lehi needs special attention because there is no play equipment for young kids and by the time they build parks they will be too old.
- There is space near the new high school that could be developed as a park and then the parents could use this adjacent play area for their younger children when their older kids are competing on sports fields etc. Families in the area could use this park as well (3 responses).
- North Lehi needs more parks.
- Northeast/Eagle Ridge Lehi (14 responses) needs special attention because it has no parks.
- Northeast Lehi residents desperately need an area where large families can let their children play safely and be active.
- Northeast Lehi needs a park with a pavilion, basketball, playground and grass.
- A splash pad, sledding and ice rink would be great (specifically in northeast Lehi).
- Some amenities in the new parks could be a jungle gym, walking paths, pavilion (especially in northeast Lehi).
- Northeast Lehi residents would use a park daily if given the opportunity.
- The northeast needs practice areas for team sports for the youth.
- The northeast end of Lehi is filling up with homes, condos and businesses but the green space is limited. The Firehouse Park is tiny!
- There needs to be more spaces for all of the kids in the northeast to be active and play safely.
- The “new NE park” (labeled #5) that is near Eagle – crest/ridge is in critical demand.
- There are a ton of kids that would benefit from it.
- The proposed park near Eagle Ridge should have swings, slides, water and trees.
- Ice skating in the northeast would be great.
- The unincorporated area to the east of the proposed Ivory Ridge Park should be annexed in and made into a regional park.
- The far northeast serves NO one because there are no parks.
- Lehi City should partner with the new High School and have a park there.
- Please put some soccer fields out at Eagle Ridge soon.
- Lehi needs a better and more abundant park distribution like American Fork which has lots of parks in all directions. It is frustrating to be surrounded by dozens of new homes and lots, with no parks in sight, and to hear that the Ivory Ridge Park is years away from being developed. There are a few empty lots nearby, such as off 3200 N. by the Mink
- Farm, but there are thousands of children without a place to play ball, climb on a jungle gym, or meet new families for a picnic table lunch. The northeast hopes to have these plans to make this beautiful area more accessible to the next generation happen soon.
- A park in the vacant land south of the new high school (at about 2400 North 500 East) would be great.

- A park on the property by the new high school is favored by many residents nearby as there are not enough parks in that area.
- The city should partner with the Alpine School District to make a city park near the new high school in Lehi. That neighborhood would absolutely benefit from a city park there, it would be a wonderful addition to the area.
- Lehi needs more playing fields in the North East.

PECK PARK (proposed park needs)

- Peck Park should have an amphitheater for the arts. It needs to be changed from a weed patch to a working park.
- Has Landmark had formal discussions with Lehi City about Peck Park? There should be an amphitheater for cultural activities like music.
- What is happening with Peck Park and the plans/designs they presented? Are they just on hold or being shelved to not use?
- Peck Park is ideal for passive use. The terrain does not permit reasonable traffic access for organized sports.
- The sports complex suggestion for Peck Park is not a good idea because with family needs due to paying for the park, i.e. taxes. Parking and congestion would also be a problem. A sports complex park off /north of Hwy 92 would be better since hotels, restaurants and traffic access are plentiful.
- Peck Park should not have a baseball focus. Peck Park is better for a wilderness/open space with limited or no sports.
- There will be traffic issues on the east side of Peck Park if a lot of development happens, the one lane dangerous road there is an issue.
- Peck Park should be more of a leisure park than an organized/competitive sports park.
- Peck Park will need a noise barrier on the south side (maybe trees).
- The plans for Peck Park were very polarized but need to be a balance in between with some sports and some passive nature areas.
- The southeast area of Peck Park would be a good area for sport field lighting because the grade change would buffer the brightness.
- There should be a running path around Peck Park and a splash pad.
- There is interest in seeing the plans for Peck Park and that the survey results will be considered for the final design. Peck Park should not be used for commercial baseball fields because the majority of the residents want walking and multi-purpose grass fields.

2. EXISTING PARK NEEDS

- The playground equipment needs more shade so the children do not burn themselves in the summer.
- The slides near the JRP have hornets in them often and need more maintenance. It helps the city greatly if the residents call to alert them of such issues so they can handle them more quickly.
- Lehi parks need more benches.
- The newer parks need more trees because they hardly have any!
- Lehi parks need more TREES!!
- Northlake Park needs play equipment.
- The trees that were torn down to build Kensington Park should be replaced there.
- Northlake Park needs a play park, splash pad and trees. This park also needs the trails on either side to be finished.
- More trees and a pavilion at Chappel Valley Park would be great as shade is needed in the summer.

- Take down and re-use the Sports Park light in another park and turn it into soccer fields and general use.
- Both of the Sommerset Parks need more trees planted and/or some shade coverings installed so that nearby residents can make better use of these parks during the summer. They are just too hot to enjoy without shade!
- The residents near Northlake Park love the access to Utah Lake and the bike path. However, the pond has been a source of worry for many parents. People come to the park for soccer games and let their kids run loose and kids have fallen in many times. Because parents are paying attention to soccer games, kids are in danger. Is there is a plan to cover the ponds? Could a fence be put in? Is it possible that a play structure could be put in so that kids are more interested in playing with that?

3. SPORT FIELDS

- More facilities are needed for softball.
- A regional facility needs to be built for soccer.
- The Sports Park needs to figure out/fix the “no light” situation due to the milk farm.
- The area north of Timpanogos Hwy 92 is a growing area that needs a regional sports facility.
- There are not enough sports fields for baseball or football.
- Lehi needs more baseball fields with lights and practice fields for football, lacrosse & soccer.
- The big sports parks should be in the less populated neighborhoods.
- The proposed parks should have baseball.
- Lehi needs more open fields for football and soccer.
- The city needs more lighted baseball/softball fields and basketball courts to practice on.
- How does Lehi City plan to increase the amount of baseball fields in Lehi? There is a severe lack of fields locally, especially when the parks department rents the current ones out to leagues and other sports.

4. OTHER PARK AMENITIES/ELEMENTS

- The community would like multiple splash pad parks that have other activities as well for various age ranges.
- Lehi needs a zip line!
- There should be more swimming pools planned, like in the new high school or at the proposed park near it would be a good spot for one.
- More facilities are needed for tennis.
- Racquetball courts are needed (mentioned by two people).
- A marina park would be great.
- Does the new high school have an indoor swimming pool that can be used by the public on weekends? It would also help to serve swim teams etc.
- Volleyball was not on the survey but it is getting much more popular and should be recognized more.
- There needs to be more development of spaces for winter activities including an area ice/figure skating and hockey.
- Lehi should consider the “SkyRide” which is a pedal powered roller coaster.
- Will the skate park and zip line really happen?
- The retention ponds have so much potential for ice skating in the winter. Some of them are parks already but some are just weedy open space right now.
- With Utah Lake being cleaned up there needs to be access to it with maybe a boat ramp.

- Can parks include lakes or ponds?
- Lehi needs good sledding hills.
- New benches should be north facing so the sun is not too strong.
- Pickle Ball courts would be great.
- A splash pad in Lehi is highly desired, there are not any even in the neighboring cities.
- More play structures and swing sets would be great along with a splash pad.
- Lehi needs a skate park (4 responses) and a splash pad (4 responses).
- The new parks should have children's play areas, basketball, tennis, trails and pickleball.
- A fishing pond would be great.
- Seniors are an underserved population in Lehi and would like to see pickleball, racquetball and hand ball.
- Lehi needs more basketball and water/splash pads.
- Outdoor racquetball courts (see Snowflake, AZ for cold weather courts and Oro Valley, AZ for security ideas) would be great.
- Beautiful spaces that are more natural/have more wilderness are needed.
- The special attention should be on the things that Lehi does NOT have yet like splash pads, skate parks, outdoor ice skating pad (like Middleton, WI), sledding hill and amphitheater.
- A splash pad built close the Jordan Willows area would be great.
- Lehi should have pickleball available and a place where residents can rent horses for riding.
- Lehi needs a dog park! There is the one at willow park, but it is terribly made and rarely utilized.

5. TRAILS

- More of the proposed trails need to be built and new ones should be planned to link those more to the larger parks.
- A safe overpass/underpass for Pioneer Crossing Blvd in the southeast needs to happen for the children.
- The proposed trail that goes over point of the mountain should be finished because it is the last park to link a lot of trails and distance etc.
- The Utah Lake Parkway gap should be built since it will connect several distant areas and add so much continuing trail distance.
- Northlake Park needs more trails (especially a raised/nicer one that goes out to Utah Lake) and the Utah Lake Parkway should extend to the JRP soon since there's only the one gap.
- The new parks need more natural trails.
- Trails connecting to schools would really help the children.
- A better/safer trail connection/link is needed at the large intersection of Hwy 92 and Morning Vista Road.
- The Timpanogos Hwy 92 west of I-15 should have a better trail that is not just a dangerous sidewalk.
- The trail north of Dry Creek Park should be high priority and should include a trail that goes north to the new high school and a trail that goes south to Peck Park.
- The future trail system should connect to the bigger parks.
- How will the new master plan interface with the scenic trails within the city's boundaries? What will the impact be on the Thanksgiving Village Subdivision? A trail is being pushed on this area even though there has been protesting where better options were suggested.
- Traverse Mountain has an amazing trail to the North (Porter Rockwell Trail) and another amazing trail to the South (Murdoch Canal Trail). It seems like such a shame that those two trails do not connect through Traverse Mountain (except by gravel). Runners, bikers and

- Longboarders constantly uses these trails. This relatively small trail section connection to these two incredible trails should be a high priority.
- The Porter Rockwell and Murdock Canal Trail should be linked together and should be the highest priority (12 responses). It is currently very dangerous to cross SR 92 to transition to the next available trail. Connecting the trails would bring more value, better commuting options and safety to the community.

It would be great to see a trail built into the hills surrounding traverse mountain.

- The plans for the mountain bike trails, especially those that connect with the trails in Draper look great. Draper has done a fantastic job with their trail systems so connecting to them at the point of the mountain and then adding our own trails would add a great deal of value to Lehi residents and would draw mountain bikers from all over the area. There is a pretty active group of mountain bikers in Traverse Mountain and the surrounding area that would be happy to offer their voice or their help.

6. MISCELLANEOUS/GENERAL FEEDBACK

- How will the city deal with the traffic at these new larger parks?
- There needs to be a balance between larger community parks and neighborhood parks, especially in the northeast.
- The 2013 Lehi Parks Survey was online that had over 1600 respondents.
- There should be more cooperation with the neighboring cities where facilities are shared (3responses).
- The parks should consider the homes surrounding them and use good design to keep the conflicts away.
- The city waters their parks at times when they tell residents to not water their yards. This is likely due to the fact that some of the parks take much longer to water them properly because of their size and so they have lengthy rotating irrigation schedules.
- Can the retention ponds have other uses?
- What is the proposed sports entertainment area? It is a general land-use designation.
- Lehi does not serve all users equally.
- This plan should pay attention to what Lehi does not have.
- Residents that just moved to Lehi should be able to fill out another survey to voice their needs.
- How do you know which ideas represent the majority of a community/big group versus one person?
- How can Lehi allocate resources/funding in the community?
- These comments should be evaluated and related to the national standards for park amenities.
- The older kid population is underserved.
- It is okay to charge a five dollars per month tax increase to help pay for new park development.
- Neighborhood parks need to be balanced by areas.
- High schools are hubs for communities. Other communities that have parks adjacent to high schools have higher activity usage because of this connectivity. More partnerships between the schools and parks could really benefit many people in the community.
- There are no service area circles going around the high schools, do they count as parks?
- The time between proposing and actually getting the parks built is frustrating because the city has the funds.
- Sommerset Park (North) needs a sign that owners need to keep their dogs on leash and clean up after them.
- Youth sports/athletes (3 responses) are an underserved population in Lehi

- The land needs to be used beautifully like Veterans Park.
- The Legacy Recreation Center is maxed out. I would be nice to have another facility or an

RESULTS FROM INFORMAL INTERNET SURVEY

The following is a summary of comments received via the informal 2013 internet Park Survey. The results are not statistically valid, but the information received does indicate general issues, preferences, and comments.

QUESTION RESULTS

1. From the map, in which area do you currently reside?

Area 7 had the highest percentage of respondents at 27%. This area is the farthest south region which is by Utah Lake. Area 3 had a 20% response. This area is located in the central-northeast region which is between SR 92, Center Street and I-15.

2. What is your age?

Over 80% of the survey respondents were between the ages of 25 and 44 years old.

3. What is your gender?

Roughly 60% answered female and 40% answered male.

4. Do you currently use Lehi's Parks, Trails, or Recreation Facilities?

94% answered yes.

5. From the list below mark the outdoor activities you or your family members currently participate in.

The top activities in order of preference chosen were as follows: walking/hiking (84%), visiting playgrounds (67%), swimming (63%), jogging/running (63%), soccer (41%), and sledding (41%). Other: picnic/BBQ gatherings (21 responses), fishing (15), dog walking (15), splash pads (13), disc golf (10) and softball (10).

6. From the list below select the Lehi Parks you visit the most.

The top parks in order of preference selected were as follows: Margaret Wines Park, Lehi City Sports Park, Swimming Pool Recreation Facility and Olympic Park. Other: Don't know the park names (44 responses), park by fire station 82 (21)

7. On average, how far do you travel to participate in outdoor activities?

Over half of the respondents chose 1-5 miles and a quarter were willing to travel 5-15 miles.

8. How often do you visit Lehi City parks?

Half of the survey respondents visit their parks on a weekly basis and over a quarter visit Lehi City parks monthly.

9. What attracts you to Lehi City parks?

The top attractions in order of preference chosen were as follows: children's play equipment, proximity to home, trees/nature/atmosphere, picnic facilities, trails and sports facilities. Other: shade (15 responses), water features/splash pad (9).

10. From the list below select the amenities you would like to see more of in Lehi's parks.

The top amenities in order of preference selected were as follows: trees, children's play equipment, restrooms, drinking fountains, walking paths and benches. Other: Splash pad (100 responses), shade over play equipment (23), tennis courts (20), biking paths (19).

11. What type of park do you feel is most needed in Lehi?

Almost 30% of the survey respondents chose a neighborhood park (2-10 acres) and 17% chose a community park (20-50 acres). Other: Splash pad (62 responses), dog park (24), skate park (6), beautify the existing ones (4).

12. Would you support a tax increase of approximately \$5 per month to help pay for new park development?

Half of the Lehi residents who filled out this survey answered yes, 19% answered no and 30% answered “don’t know”.

DRAFT PLAN OPEN HOUSE MEETING – KEY PRESENTATION BOARDS

A copy of the key presentation boards presented at the open house meeting follow.

**LEHI PARKS MASTER PLAN
(2015-2025)**

PURPOSE

The Lehi Parks Master Plan (2015-2025) is intended to update the parks element of the General Plan, incorporate new community goals and objectives, and formulate specific, measurable, prioritized implementation strategies. The Plan provides policy direction for the effective and equitable planning and development of parks and recreation facilities in the near through long terms.

The Draft Plan is comprehensive, addressing existing conditions and future needs, priorities, levels of service, goals and objectives and other components of the parks system. The updated Master Plan also analyzes and assesses the full range of parks and recreation facilities required to meet future needs, providing a clear vision and implementable policies that reflects the City's commitment to serve to the community with parks and related services/amenities.



LEHI PARKS MASTER PLAN (2015-2025)

KEY FINDINGS & SPECIAL CONDITIONS

- Lehi's unique demographics, particularly its large household size and young age profile places unique demands on the city's park resources today, and is a trend that is likely to increase throughout the 2025 planning horizon.
- As the population ages and the community fills in, different demands are likely to arise that will require a more balanced, diverse and adaptable range of park facilities to meet changing needs.



LEHI PARKS MASTER PLAN (2015-2025)

PLAN ORGINAZATION

THE *LEHI PARKS MASTER PLAN (2015-2025)* IS ORGANIZED INTO FOUR CHAPTERS, AS FOLLOW:

CHAPTER 1 – INTRODUCTION PROVIDES BACKGROUND AND BASELINE DATA, AND SUMMARIZES THE PLAN PROCESS AND PURPOSE.

CHAPTER 2 – PARKS AND RECREATION FACILITIES ADDRESSES EXISTING AND FUTURE PARK NEEDS, BEGINNING WITH AN ANALYSIS OF EXISTING PARK CONDITIONS, FOLLOWED BY AN ANALYSIS OF NEED, DETERMINATION OF LEVEL OF SERVICE (LOS) IN 2025, AND A DISCUSSION OF THE RESULTS OF THE INFORMAL INTERNET SURVEY. THE CHAPTER CONCLUDES WITH FUTURE RECOMMENDATIONS.

CHAPTER 3 – GOALS AND POLICIES

CHAPTER 4 – ACQUISITION AND CONSTRUCTION COSTS



LEHI PARKS MASTER PLAN (2015-2025)

PARK TYPES

- Mini parks (< 2 acres)
- Neighborhood parks (2-15 acres)
- Community parks (> 15 acres)
- Special Use parks (size varies by use)

**The future focus will be on large parks -
Community and Neighborhood Parks**



EXISTING PARKS BY TYPE AND AMENITIES

EXISTING PUBLIC PARK TYPES & AMENITIES	ACRES	Basketball	Volleyball	Tennis	Baseball/Softball	Soccer	Football	Restrooms	Playground	Pavilion	Trail Access
MINI PARKS (approx. 0-2 acres)											
Chappel Valley Park	1.7								1		
Dairy View Park	0.6							1	1		
Firehouse Park	0.6								1		
Jordan Willows Mini Park A	0.4									1	
Jordan Willows Mini Park B	0.5								1		
Jordan Willows Mini Park C	1.2	1							1		
Joseph D Adams Memorial Park	1.8										
Somerset Park (North)	1.9								1	1	
Stagecoach Crossing Park -Small	1.1								1		
Willow Haven Park & Paths	4.2								1	1	
TOTAL	14.0										

EXISTING PUBLIC PARK TYPES & AMENITIES	ACRES	Basketball	Volleyball	Tennis	Baseball/Softball	Soccer	Football	Restrooms	Playground	Pavilion	Trail Access
NEIGHBORHOOD PARKS (approx. 2- 15 acres)											
Allred Park	5.0	1	1			1		1	1	1	
Band Wagon Park	2.1							1	1	2	
Centennial Park	3.9	1							1	1	
City Recreation Facility	3.4	1	1					1	1	1	
Eagle Summit Park	8.2							1	1	1	
Gateway Park	2.6	1						1	1		
Greens Park	3.8	2							1	1	
Jordan Narrows Park	4.9					1					
Kensington Park	2.4										
Margaret Wines Park	3.5							1	2	4	
Parkview Park	4.5										
Pilgrim's Landing Park	4.9				1				2	1	
Pointe Meadow Park	5.2	1		1					1		
Somerset Park (South)	2.9								1	1	
Stagecoach Crossing Park -Large	2.9	2								1	
Summercrest Park	2.8								1	1	
TOTAL	62.9										

EXISTING PUBLIC PARK TYPES & AMENITIES	ACRES	Basketball	Volleyball	Tennis	Baseball/Softball	Soccer	Football	Restrooms	Playground	Pavilion	Trail Access
COMMUNITY PARKS (approx. 15+ acres)											
Dry Creek Park	14.0							1	1	1	1
Jordan Willows Park	17.4										1
Northlake Park	28.6					2		1			1
Olympic Park	15.0	1	2			2		1	1	1	1
Sports Park	24.0	2	2	4	3	1	1	1	1	1	
Veterans Ball Park	15.3				5			1	1		
TOTAL	114.3										

EXISTING PUBLIC PARK TYPES & AMENITIES	ACRES	Basketball	Volleyball	Tennis	Baseball/Softball	Soccer	Football	Restrooms	Playground	Pavilion	Trail Access
SPECIAL USE PARKS											
Rodeo Grounds	5.2										
Willows Nature Park	73.0										2



CURRENTLY PROPOSED PARKS

MINI PARKS (approx. 0-2 acres)		ACRES
1	New NE Park (Eaglecrest Area)	1.9
2	Snow's Springs Park	0.5
3	Sunrise Summit Park	1.7
4	TM4	2.0
	TOTAL	6.1

NEIGHBORHOOD PARKS (approx. 2-15 acres)		
5	Gurney Park	11.5
6	Ivory Ridge Park	9.6
7	Monument Park	4.6
8	North Willes Park	2.5
9	River Park	11.8
10	Spring Creek Ranch Park	12.5
11	TM1	13.0
12	TM2	5.0
13	TM3	9.6
14	TM5	5.0
15	TM6	3.2
16	Willes Park	3.6
	TOTAL	91.9

COMMUNITY PARKS (approx. 15 + acres)		
17	Forrest Park	20.0
18	Mellor Park	25.9
19	New NW Park 1 (PLT & 2600 North)	25.0
20	New NW Park 2 (PLT & 2600 North)	25.0
21	Peck Family Park	72.5
	TOTAL	168.4

SPECIAL USE PARKS		
22	Curtis Center	40.4

Total acreage: 306.8 acres



LEVEL OF SERVICE

- Current LOS: 3.58 acres/1000 people.
- LOS established in 2009 master plan: 4.5 acres/1000 people. This will be maintained for this plan, as it reflects local needs and vision.
- Schools and Private parks are not included in this assessment. It



MEETING LEVEL OF SERVICE

Existing parks in
Lehi City

196 acres

Parks needed
to meet 4.5 LOS
(for today's
population levels)

247 acres

**51 additional
acres
required**

Parks needed
by 2025

326 acres

**79 additional
acres
required**

**130 additional acres are
required to meet projected
needs
by 2025**



PARK DISTRIBUTION ANALYSIS

**Examined residential areas with
access to a park within $\frac{1}{4}$, $\frac{1}{2}$, or 1
mile radii**

**According to this assessment,
there are several park distribution
gaps in Lehi at present.**

**Most of the gaps are located in
the northeast quadrant and along
the west side of I-15**



KEY DRAFT PLAN RECOMMENDATIONS

1. Provide parks in “gap areas”
2. Add 51 acres of new park land for Neighborhood and Community Parks by 2015
3. Develop 306 additional park acres (as proposed)
 - Of these, 135 acres should be developed by 2025
4. Identify and reserve 130 additional long-term park acres
 - If possible, reserve acreage in areas where gaps currently exist and in areas less served by parks
5. Upgrade existing parks to meet minimum established standards
6. Reflect needs/expectations of the public (see 2013 *Park Survey* and December 2014 *Public Scoping Meeting input*)
7. Focus on providing Neighborhood and Community Parks



KEY DRAFT PLAN RECOMMENDATIONS (CONT)

8. Upgrade existing parks to meet minimum standards
9. Future parks should be designed to meet minimum standards
10. Maintain and increase trail connections between parks
11. Continue to meet needs of current population
12. Ensure adequate facilities and amenities Are provided to meet future needs
13. Create annual budget to upgrade existing parks
14. Secure sites for 135 acres of long term park acquisitions as early as possible, preferably during 2015 -2025 planning period.
15. Consider fee –in-lieu of land to better locate future parks (otherwise there will be too many in rapidly developing “ greenfield “ locations, not enough in developed and developing areas



According to National Recreation and Park Association (NRPA) guidelines, Lehi City:

- DOES NOT MEET national standards for the number of sports fields and sport courts(1/5000 population)
 - *National standards may not reflect the needs (1/3250 may more accurately reflect need of a young city like Lehi; this will likely requires more facilities to meet future needs)*
- EXCEEDS national standards for playgrounds
- These reflect the young age of the community



DRAFT PLAN OPEN HOUSE MEETING – COMMENTS AND NOTES

The following are comments and ideas provided by members of the public during the open house meeting and immediately following via email, Facebook and internet comment form. The comments are divided into two main categories: Summary of key Issues and as Verbatim Comments. The number in the parentheses (x) indicates the number of similar comments received for a given topic/issue.

SUMMARY OF KEY ISSUES

General

- A dog park is greatly needed in Lehi (5)
- There needs to be a splash pad, skate park and indoor tennis (6)
- Lehi would like to see some of the existing parks improved (4)
- The residents would like to have pickleball and incorporated into the parks (9)
- Golf was mentioned as a desired activity needed in Lehi (3)

Ball Fields/Sports Complexes

- The city is in need of more well planned sports complexes that include enough baseball fields to help meet the constant, growing demands for practice and tournaments (15)

Northeast/Eaglecrest Area

- Northeast Lehi is very underserved in relation to parks - a neighborhood park in the Eaglecrest area would help the children have a safe place to play.

Northwest Parks

- The majority of the residents would prefer a sports park.
- This park should have mixed sport fields, play areas and trees (3)
- There is great access to this park (3)
- This area would be nice for tennis (2)

Forrest Mellor Parks

- The majority of the residents who attended the meeting indicated they would prefer a sports park in this location/area
- It was felt that a bridge or tunnel is necessary to safely cross Pioneer Crossing - this is important, as residents to the north will need to cross this road in order to access the park
- Great area for a splash pad (4)
- A trail connecting to Utah Lake Parkway would be great (2)
- More modern/interesting play equipment would be nice here
- An indoor tennis court could be provided here (3). Other suggested activities include: skate park (3), soccer (3), baseball (2), football (2), play areas (2), Parkour/Free Running playgrounds (2), outdoor basketball (2) and paintball.
- A natural park here would be great in this location (3).

Peck Park

- The majority of attendees indicated support for a traditional park
- Vehicular access, difficult terrain and noise/lighting are concern in relation to the possibility of a sports complex being developed here (13)

- Trails/walking paths are recommended (9)
- Several attendees indicated that they would like to see this park be more natural with open space incorporated into the space (6)
- Open/informal, sport-grassy fields would be perfect here (5)
- This area would greatly benefit from being more wooded/having more trees (4)
- Others indicated that they thought that this is the only large park to be developed in the near future; nearly all were pleased to discover that Forest Mellor and other parks will be constructed in the upcoming years, and existing parks upgraded

VERBATIM COMMENTS

1) COMMENTS PROVIDED AT THE OPEN HOUSE MEETING

General

- There needs to be indoor tennis somewhere.
- The city needs an indoor or outdoor racquetball court. Snowflake, Arizona has a good example.
- Why are the tennis courts at the Veterans Memorial locked?
- Lehi city needs a park for the kids who do not play ball! Please consider them as well.
- I'd like to see some money spent on updating existing neighborhood parks to accommodate traditional family activities, a splash pad and skate park.
- Lehi should have at least two splash pads and one skate park to keep our kids in the city limits. We can pay for splash pads by xeriscaping the city properties and using that water saved for them.
- I would like to see some parks improved. Olympic Park needs more playgrounds, a tennis court and racquetball.
- A more elaborate playground area like the Battle Creek Park in Pleasant Grove would be great.
- Lehi needs more trails and connections between parks.
- The city needs a splash pad, skate park and sled hill.
- Lehi needs more basketball courts!

Ball Fields/Sports Complex

- This is a great area for more baseball fields (2).
- If this was a sports park, then the fields would be reserved.
- Please make this a multi-use park with a sports park, picnic/play areas and trails.
- Lehi needs a sports park up there where access comes from the north. But there should not be a PA or bright lighting.
- This area needs more sports parks with soccer and football (2). It will help us earn money.
- There is such a need for baseball and soccer fields, that residents have to drive out of town daily to access fields (2)!
- This Northeast Lehi area is severely lacking in soccer fields.
- This area is deprived of sport fields.
- The city is in need of more well planned sports complexes. There aren't enough lighted facilities to accommodate the many youth in the city.
- A sports park (s) needs to be built pronto. Peck Park seems to have too many neighborhood issues. Lehi should see how far people are willing to drive to a sports park. That may help make the Northwest Parks more feasible.
- Lehi needs more baseball fields!!

- We need more places for coaches to practice with their teams on a regular basis for softball and baseball.
- Lehi is in a prime location for a well thought out park plan. Trails and open space are nice during the day but a lit sports complex will provide the youth opportunity to recreate after dusk. The lighting attracts a more desirable crowd. The city could use these complexes to sponsor tournaments to draw new people to the area will stay in Hotels and support Lehi's economy. There are not enough facilities currently and the youth have to crowd into the complexes.
- The outdoor sports such as baseball and softball should have a huge consideration. They are both very popular to the recreation program. The city should also recognize the competition and accelerated teams as well. They are well represented and could also provide income for the city by hosting tournaments. Lehi's location makes it an excellent place for this. With more fields there could be more teams to provide more opportunities to play at a higher level.

Northeast/ Eaglecrest Area

- Northeast Lehi is very underserved, can we get the county to add playgrounds on walking trail areas near SR-92?
- I am very much in favor of creating a park in the NE Eaglecrest area. There has been alot of high density housing built in the area, and we need a park to serve the many new residents.
- The North East Eaglecrest Park area needs to be developed into a neighborhood park. There is huge support from the area and tons of kids who need a safe place to play together.
- My family is strongly in favor of developing a new northeast park ASAP. This neighborhood has had a tremendous influx of young families in the last year. I fear that the city will sit on it for too long and by the time it is developed it will too late for the current children and families to enjoy it. The area could be visually improved with a park too because it's an eyesore right now. Even grass would be a great start! Our preferences include a sand volleyball court, play structure and grass.
- The Fire Station Park/NE is too small but the land that the city has been given behind it could be added to it but removing the fence etc. We all have children in the northeast area that would love some close green space. Thanks for your efforts in making our city beautiful and useful for recreation!
- A northeast/Eaglecrest park is very important to that neighborhood. Perry Homes informed all buyers that a parcel was traded with one in western Lehi for the purpose of a park. This parcel is right next to an elementary school and will service much of the surrounding residents. There are NO parks close to that area so it is a necessity.
- I am glad to see the city doing such thorough planning for our future parks, we can't have enough! I support bonding to help pay for the park development. I am particularly supportive of the small and easy to develop park that would be in the NE/Eaglecrest area (north of the fire station). It is badly needed.
- Please develop a mini park in the Eaglecrest area in northeast Lehi as it is really needed for all the young residents and visitors. There is a need of equipment K – 12, i.e benches for sport fans (preferably under the shady trees).
- The Northeast needs a larger park to allow families to gather with their kids. This should be developed soon. Thanks!
- A new NE/Eaglecrest park is needed, even simple grass is good for now!!
- The northeast is a great location for a small family park that would have a couple of playgrounds and a grassy area. A small fishing pond would also be fun.
- A small neighborhood park needs to be incorporated into the NE to service those residents. When we moved here we understood that the city was willing to put a park in there which was thrilling

since it is within walking distance. Highland is making their community more desirable with these small parks as needed. Please follow through and build that park I heard about!

2) COMMENTS PROVIDED VIA THE WEB PAGE, FACEBOOK AND EMAIL

General

- I am really interested the Peck Family park. My children are growing and we have not had a park close to our home. I am also interested in the Dry Creek trail. Looking at your summary of the Survey and Key Points seems to be listing what you want. I was at a meeting in 2013 at Lehi Jr. High and there were a lot (I thought about 200 people) of people. We were able to draft up our own plans for the park and I am sure many families were not present because of family responsibilities, but those without families were present. The ratio did not seem to reflect my neighborhood. There were many single or older married couples that were wanting the more natural park with no play places, or sports fields. Then there were some who added both. If you sent a survey out with the city bill (or made if available online), I believe you would get a better representation of what you need.
- The Park Property North of the Lehi Cemetery should have a Par 3, 9 Hole (pitch and put) Golf Course. This area would not take up much room and would be good for family fun time together. More park areas North of I-15 are needed.
- I won't be able to attend the open house, but I hope that you have included plans for outdoor pickleball courts at current and future parks. Pickleball is one of the fastest growing sports in the USA, and maybe fastest in Utah. Let's get on board!
- Please consider lighted tennis courts for Peck's Park!!
- I live in the edge homes snow springs subdivision and they are building a park on the corner of 1300 s and snow springs. I just wanted to ask if we could please have a playground? Thank you.
- As a resident in the neighborhood of Bandwagon Park, I'm interested in plans the city has to replace the cinderblock wall that acts as a barrier between the north edge of the park and residential properties. The current wall is disintegrating--with the blocks on top broken and missing, the wall cracking and splitting, and in some places looking like it is leaning--and we have seen children endangered as they unwisely try to climb on it, one girl slipping on a loose top and injuring her back and neck. We're sure the residents with properties bordering the park would also like to see a replacement wall or privacy fence of a height more like 6-8', as currently park-goers can easily see over the wall and into backyards. A nice white vinyl fence such as the one in the attached image would complement Bandwagon very well if it could be implemented and would improve the look of the park and the whole neighborhood. Will the Lehi Parks team be implementing anything like this soon? Your assistance with this request will be greatly appreciated.
- Will the walking and bike path that is closed now to the construction of the new hospital be on the plan to be restored? I would certainly hope so. This is a favorite bike path to link up with the Murdock Canal Trail going East.
- We would really love a dog park in the city. Thank you!
- When can we anticipate the city to finish the project to remove the phragmites in the Jordan Willows water area? The overgrowth has gotten significantly worse the past year or two. Also, can the city look at ways to make those ponds more attractive as a type of nature trail area? Could the ponds be dug deeper to increase the water depth? It already is a destination spot for many bird watchers so I think it's worth investing time and resources to expand it as a recreation area and creating a beautiful ecosystem spot in town. With added water depth, in winter the ponds could then be utilized for outdoor skating activities.

- I would like to see a place in north Lehi for dogs to run off leash. I know Lehi already has a small dog park in the south west part of the city, but this park is a less than half an acre. It is completely unregulated and doesn't separate small and large dogs, which can be very dangerous. Another concern is that small dogs can fit under the gate and many large dogs could jump the fence. The proposed Peck Park is large enough that people are going to want to bring their dogs to the park to play fetch and run off leash anyway. There are potential problems with this. Dogs and kids often do not mix and not having a designated area for dogs can result in dog feces in kids play areas and the possibility of dog bites. I am proposing a park more like a blend between the West Jordan Off-Leash Dog Park and Millrace Park in Taylorsville. The West Jordan Dog Park sits on 3.77 acres of land, divided into 3 sections; 2 for large dogs and 1 for small dogs. It is grassy, with just a few small shade trees and a water spout with bowls for dogs to stay hydrated. It also has a few covered benches for dog owners to sit while watching their dogs run around. Millrace Park has some good qualities that I believe we can build on. For example, each dog needs to have a special tag to use the park, and renew that tag annually. This tag costs \$10 for city residents and \$25 for non-residents. Last year 597 tags were sold for this dog park. If the tag itself costs \$1 to make and \$1 to file, that means there is a profit of \$8 per tag purchased. That is at minimum \$4770 paid for tags that can be put back into the park for poop clean up stations and park maintenance. In Lehi City alone, there are 605 dogs licensed through the North Utah Valley Animal Shelter. This is not an exact count of the dogs in Lehi City, as there are many unlicensed dogs. With 605 licensed dogs there is a potential for about \$6,000 minus administrative and tag fees, to be put into maintaining the park each year. Imagine how much more there would be if people from Highland, Alpine or American Fork purchased a tag for the park, and they would. I would assume a major concern for the city would be liability. In an article published by the Daily Herald, Provo city had concerns about their liability if dogs in the park attack people or other dogs. The tag system resolves this concern. Each dog owner that purchases a tag will need to sign a user agreement basically taking all liability away from Lehi City and giving it to the owner of the dog or dogs he brings to the park.
- I wanted to bring up putting a park in the north lake neighborhood division, the neighborhoods on either side of us have parks but ours does not and I have to cross a big street to get into the Loch Lomond neighborhood to access their public park and I don't like doing that with my small children. There are a few empty lots and a designated green space in our neighborhood and I think we could easily put a park in.
- I'm not sure whom to reach out to but we have a growing population of pickle ball players in Lehi. How do we go about providing support or creating an initiative to get some pickleball courts in Lehi? There are several other cities that have courts or are building courts nearby. It's a great sport that all ages can play, from 8-80 literally. Would it be helpful to send a list of families in Lehi that play? Thanks for your consideration.
- Peck family park must not be developed into a place with night lights for baseball or soccer. The roads to the park are all 25 mph roads that go through quiet peaceful neighborhoods. The land should be developed into a neighborhood park where people walk to or bike. We don't need a lot of out of town or Lehi people speeding through the quiet peaceful neighborhoods to get to their soccer or baseball game. Please leave the lights and loudspeakers out of this area.

Ball Fields/ Sports Complex

- Lehi needs baseball facilities worse than anything else right now. Along with Little League, the growth of Super League baseball programs has put a large demand on our limited facilities. Also, the lack of these fields makes it very difficult to find places to practice as a team. Also, priority should be given to Lehi based programs. My son's teams have often had to miss practices because players

from Eagle Mountain and Saratoga Springs often use the Lehi fields. This also applies to the Legacy Center. Lehi residents are being squeezed out of Lehi facilities by people from other towns. I will never use the Legacy Center because it's too crowded and simply not big enough to support the extra citizens from cities outside of Lehi. But right now the biggest priority for parks are new baseball facilities, more than anything else. These issues should be addressed in the upcoming meetings. Thank you!

- I was truly ASTONISHED that there was so little interest in a sports complex or more “sports” opportunities as I read these proposals, in North East Lehi especially. We have very limited tennis courts in this city (and in not great repair I might add)- unless one wants to pay large sums of money to go to Ivory Ridge. There are NO lighted courts at all. We would love to see at least one park with lighted courts available (the mink farms out west destroyed any hope we had for that).
- As for softball, volleyball, and other sports arenas being made available, our children are mostly grown, but I know when they were younger, this would’ve been welcomed. Please DO NOT discount the sports side of things when you are doing your planning. I am ok with sports not dominating a park, but please make them a part!!! There seem to be a lot of needs for those who enjoy traditional sports in this area that are being pushed aside in favor of “leisure” as of the notes I’ve been reading on your web page from previous meetings. Leisure activities are nice, but don’t push aside the needs and requests of those who are more active! There is a definite need for more balance there.
- Lehi is in desperate need of more baseball fields. I coach a super league 9u baseball team in Lehi, and it is a constant struggle to find a field to practice on. Even if we reserve and pay for a field, it is so hard to get a time to do that because there are so few fields that everyone is fighting for. I know a lot of other people who feel the same way. Thank you.
- Please do not put in a Splash pad - Highland built one and it was such a waste of money. They could have built a much needed Soccer / Lacrosse / Ultimate Frisbee field instead. Lehi would love to see outdoor Pickleball Courts in the North East side - area 3. For every tennis court you put in, you can have 12 people playing pickleball and it is not just for the old people. Thanks!
- I’m not sure whom to reach out to but we have a growing population of pickle ball players in Lehi. How do we go about providing support or creating an initiative to get some pickleball courts in Lehi? There are several other cities that have courts or are building courts nearby. It’s a great sport that all ages can play, from 8-80 literally. I believe there is a plan for 4 pickleball courts to be built in Lehi, but I thought I would send my supporting information. First it is the fastest growing sport in America and all ages can play, see the NBC news story:<http://www.nbcnews.com/video/nightly-news/54713899>. Several other city rec centers and parks are putting in courts or already have them. There are at least twenty families that I personally know that play pickleball that live in Lehi. I’m sure that are many more!

3) COMMENTS and PREFERENCES RELATED TO THE "LARGE PARK" BOARDS

Forrest Mellor Parks

- 65 % of the residents would prefer a sports park
- 17 % of the residents would prefer a nature park
- 16 % of the residents would prefer a traditional park
- 2 % of the residents chose the “other” option for a park: skate park and splash pad
- More interesting, newer playground equipment should be installed here
- This park needs open tennis, horseshoe, and b-ball where reservations/leagues are not required.

- For users north of the park, traffic will be a problem. The majority of the residents live north of the site and Pioneer Crossing is a very large and fast road. A tunnel, bridge or safety feature would be good (2).
- Great area for a splash pad (4)
- A trail connecting to Utah Lake Parkway would be great (2)
- If there is no nature area planned here, then one should be put closer to Scaddy's or North
- More modern play equipment for climbing etc. would be nice here
- An indoor tennis court could be in this area (2)
- Some other activities suggested are: skate park (3), soccer (3), baseball (2), football (2), play areas (2), Parkour/Free Running playgrounds (2), outdoor basketball (2) and paintball
- A natural park here would be great (3)

Northwest Parks

- 70 % of the residents would prefer a sports park.
- 25 % of the residents would prefer a traditional park.
- 5 % of the residents would prefer a nature park.
- This area would be nice and flat for a more wooded park with tennis and basketball courts which Lehi needs.
- This park should have mixed sport courts/fields.
- A connection to the Jordan River Park would be important since it's so close by (3).
- This space would be a great place for more baseball fields (2)!
- The access is good via 2100 North.
- Indoor tennis and racquetball courts should go here (3).
- This park should include a good play area (3).
- This park has great access and space for parking and sport fields etc.

Peck Park

- 62 % of the residents would prefer a traditional park.
- 27 % of the residents would prefer a sports park.
- 10 % of the residents would prefer a nature park.
- 1 % of the residents chose the "other" option for a park: skate park, splash pad and paintball combined.
- The parking, terrain and location are inadequate for a sports complex.
- Pickleball courts would be great here.
- Any park development should consider the noise and lighting affecting existing homes.
- A nature park or discovery park would be better than a splash pad because the splash pad is so seasonal. A place to sled would be well appreciated.
- Open sports fields and an amphitheater with play areas would be good. Trails and dog park for multiuse would also be good since there is not enough parking for large sporting events.
- The sports park would be better in an area that is not built out yet like Forrest Mellor or Northwest Parks.
- A pump track for bike riding would be perfect here.
- The peculiar grade/landscape lends itself perfectly to a nature/recreation park. This space should be used for special features that are not found elsewhere in the region. There is enough room/space for a few ball fields too.
- The access is terrible for a sports park.

- Can the access come from the north end?
- Lit tennis courts would be good here.
- We live by the park and don't want large sports field lights shining in our windows late at night (after nine pm). The greatest concern is on Airport Drive on the East side of the park.
- There should not be competitive sports fields (2).
- No one walks or bikes to sports fields so it should be put out of town.
- Trails and nature would be great with multi-use grassy area and a playground.
- There are not enough wooded parks with lots of trees (4).
- This area should have a splash pad, pavilions and a walking trail that goes around the park.
- There are better sites for ball fields. This site should showcase it's unique terrain to make interesting trails and natural features. There are so few places to have this "natural" type experience close to home.
- This park should be planned to meet all the resident's needs where there is open grass for teams to play on, great trails and fun areas for families to play (3).
- Please keep some nature areas. Peck Park is in such a pretty area and it seems like there is possibly a need for scouts and other to gather in a natural setting.
- Nearby residents do not want sports interfering with their neighborhood.
- Soccer fields with open informal grass areas and some open space with paths would be perfect!
- It is such a big park that if Lehi planned well they could incorporate everything in this one space.
- A sport/traditional mix would be nice.
- This area needs a splash pad (2) and a skate park (2).
- Other activities suggested include football, basketball and paintball.
- I am so glad to see a logical, well thought out, professional approach to the parks citywide! Good job Lehi City. Please be sensitive to the Peck Park area because many of the residents have been here a long time. Most of us welcome an improvement to the property, but we did not sign up for baseball tournaments, lights, announcers etc. Yes, more sports facilities are needed but the other two large parcels seem much better suited in regards to access and terrain.
- Our requests for Peck Park have been repeated several times. We would love to have a playground and trails to start with. Trees take time to grow so please plant them soon, thanks!
- The Peck Park area could serve the city on many levels. We are always in need of more field space for sports, tennis courts and pathways. Living near this park, I am concerned about lights and PA systems that a baseball complex would bring. I am also very concerned about the increased traffic on small neighborhood streets if a sports complex is built here.